



Tynemouth Drive, EN1 4LR
Enfield





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Kings Group – Enfield Town are delighted to present this spacious and extended three bedroom 1930s end of terrace family home, ideally situated on a highly sought after residential road. The property enjoys a prime location within close proximity to the picturesque Forty Hall Estate, offering vast open green spaces perfect for leisure and outdoor activities. Families will particularly appreciate the property falling within the catchment area of well-regarded schools, including St Ignatius College, Worcesters Primary School, and Forty Hill CofE Primary School.

For commuters, the home benefits from excellent transport links, with local bus routes nearby and Turkey Street Station just 0.6 miles away, providing direct access into the City. The A10 is also easily accessible, connecting swiftly to major road networks such as the M25 and A406, ensuring convenient travel across London and beyond.

Enfield Town Centre and the retail park are just a short drive away, offering a wide range of shopping and dining options, including popular high street brands such as Next, River Island, and H&M.

Internally, the property comprises a generous through lounge, ideal for both living and dining, and an extended kitchen/diner featuring ample worktop space and storage units. Upstairs, there are three well-proportioned bedrooms, all benefiting from fitted wardrobes, along with a family bathroom suite.

Externally, the property boasts a well-presented rear garden, along with a substantial garage to the rear measuring approximately 38.5 sqm, and the added benefit of off street parking.

This is an excellent opportunity to acquire a well located, spacious family home with further potential in a desirable area.

£475,000



- A Well Maintained and Thoughtfully Extended 1930s End of Terrace House
- Off Street Parking
- An Extended Kitchen/Diner Offering Ample Worktop Space and a Range of Cupboard Units
- Perfectly Positioned for Commuters, With Easy Access to Bus Routes and Turkey Street Station (0.6 miles)
- Within Easy Reach of Key Road Connections Such as the A10, M25, and A406
- A Substantial Double Garage to the Rear, Benefitting From the Added Security of a Gated Access Road
- An Impressive Through Lounge, Offering Versatile Living and Dining Space
- Ample Storage Space Throughout, Including Fitted Wardrobes to all Bedrooms
- Located Within the Catchment Area of Highly Regarded Schools, Including St Ignatius College, Worcesters Primary School, and Forty Hill CoFE Primary School
- A Short Drive to Enfield Town Centre and Enfield Retail Park



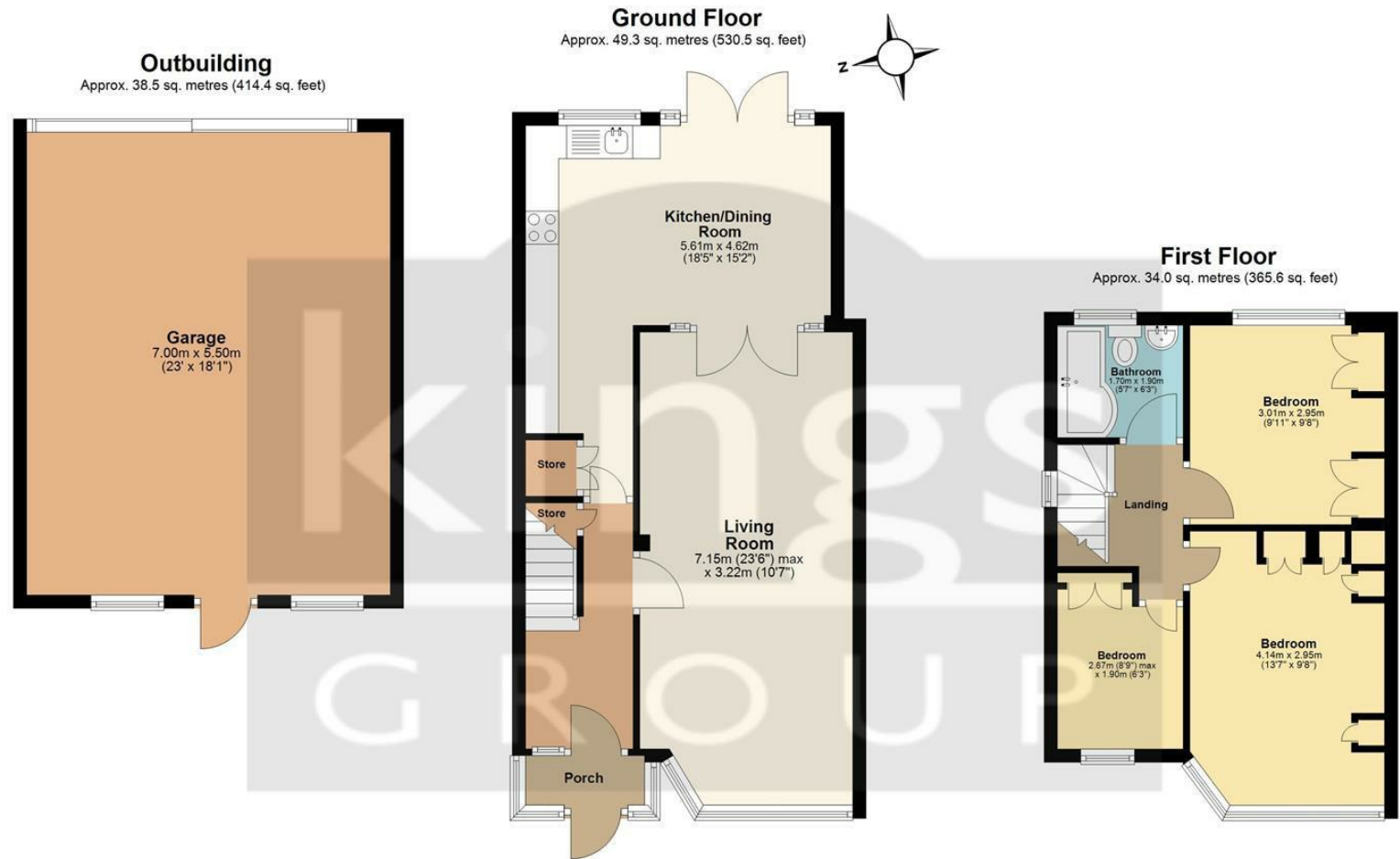
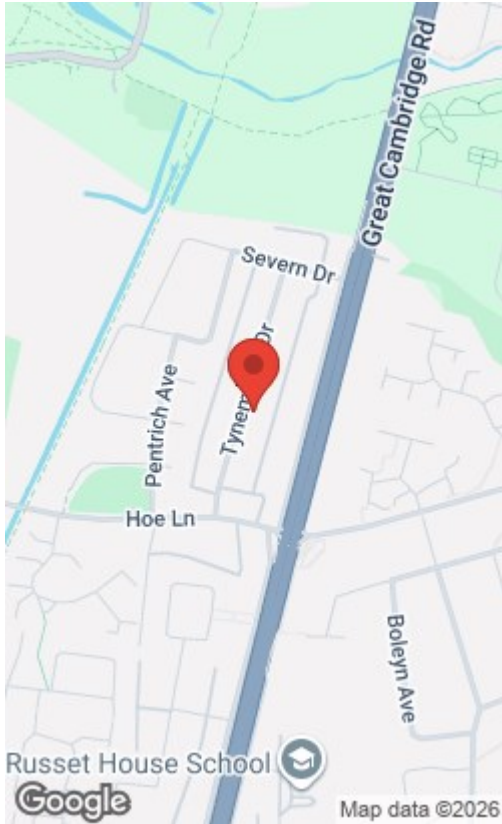




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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A		(92 plus) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC



Total area: approx. 121.8 sq. metres (1310.5 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

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Plan produced using PlanUp. □

Tynemouth Drive

THE PROPERTY MISDESCRIPTIONS ACT 1991. The agent has not tested any apparatus, equipment, fixtures or services and so cannot verify that they are in working order, or fit for the purpose. References to the Tenure of a property are based on information supplied by the vendor. The agent has not had sight of the Title documents. A buyer is advised to obtain verification from their Solicitor or Surveyor. Note: These details are correct at time of going to press.

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