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Rosemary Avenue, Enfield | EN2 0SR

£365,000 | Leasehold

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*** FOUR BEDROOM GROUND FLOOR FLAT WITH PARKING & 999 YEAR LEASE * ATTRACTIVE kitchen/ lounge, gas central heating to radiators, CHAIN FREE, double glazed windows, BATHROOM & SHOWER ROOM.**



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Entrance

The property is entered via front door to:

Lounge/ Kitchen

Window to front and fitted with a range of wall and base units with work tops incorporating a single drainer one and half bowl stainless steel sink unit with mixer tap, gas and electric cooker points, plumbing for dishwasher, extractor hood, inset lights, two radiators.

Shower Room/ W.C

Vanity wash hand basin with mixer tap and cupboard below, low flush w.c, shower cubicle, half tiled walls, ceramic tiled floor, heated towel rail.

Inner Hall

Storage cupboard, two radiators, wood flooring, door to:

Bathroom

Panel enclosed bath with mixer tap, low flush w.c, shower cubicle, low flush w.c, vanity wash hand basin, storage cupboards, half tiled walls.

Bedroom One

Skylight window, wood flooring, radiator, inset lighting.

Bedroom Two

Skylight window, wood flooring, radiator.

Bedroom Three

Window to side, wood flooring, radiator, inset lighting.

Bedroom Four

Window to side, wood flooring, radiator, inset lighting.

Exterior

Driveway

Providing off street parking.

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Once you find the property you want to buy, you will need to carry out more investigations into the property than it is practical or reasonable for an estate agent to do when preparing sales particulars.

For example, we have not carried out any kind of survey of the property to look for structural defects and would advise any homebuyer to obtain a surveyor's report before exchanging contracts.

If you do not have your own surveyor, we would be pleased to recommend one. We have not checked whether any equipment in the property (such as central heating) is in working order and would advise homebuyers to check this. You should also instruct a solicitor to investigate all legal matters relating to the property (e.g. title, planning permission etc) as these are specialist matters in which estate agents are not qualified. Your solicitor will also agree with the seller what items (e.g. carpets, curtains etc) will be included in the sale.