



Ridge Crest, Enfield, EN2 8JX

Spacious and extended, 1930s built three bedroom semi-detached family house situated in this quiet residential location, just minutes from the One Degree and Wren Academy Schools, Gordon Hill Rail Station (Moorgate Line) and local shops and within easy access of both the M25 Motorway and Enfield Town with its multiple shopping facilities and transport links.

The spacious and extended property has many pleasing features including extensive rear south facing gardens, own drive with garage and is offered on a chain free basis.



Entrance Hall

Fitted carpet, double radiator, coving to ceiling, understairs storage/meter cupboard.

Lounge

15' 10" into bay x 12' 9" max (4.83m into bay x 3.89m max).

Fitted carpet, coving to ceiling, double radiator, brick open fire.

Rear Reception Room

14' 7" x 11' 4" (4.45m x 3.45m)

Fitted carpet, cast iron fireplace with inset gas fire wooden mantel over, coving to ceiling, open planned to:-

Dual Aspect Kitchen

16' 7" max x 15' 6" max (5.05m max x 4.72m max)

Comprises a range of matching base and wall cupboards with stainless steel sink and drainer inset to contrasting worksurface, integrated double oven and grill, plumbing for washing machine, space for fridge, inset electric hob with extractor fan over, two double radiators, coving to ceiling, sunken spotlights to ceiling, wood effect laminate floor, sliding double glazed patio doors to garden, door to:-

Cloakroom / WC

Comprises low flush WC, vanity basin, wall mounted gas central heating boiler, wood effect laminate floor, storage cupboard.

First Floor

Landing

Fitted carpet, attractive leaded glass window to side, access to loft.

Bedroom One

17' 1" into bay x 11' 7" max (5.21m into bay x 3.53m max)

Fitted carpet, double radiator, double built-in storage cupboards to alcoves.

Rear Bedroom

12' 5" x 9' 11" (3.78m x 3.02m)

Fitted carpet, double radiator, two double built-in wardrobe cupboards and low level drawer unit, attractive views over garden and extensive additional plot beyond.

Bedroom Three

10' 1" x 6' 10" (3.07m x 2.08m)

Fitted carpet, radiator.

Family Bathroom

Comprising a low flush WC with concealed cistern, vanity basin with cupboards under, panelled bath with shower attachment over, glass shower screen, heated towel rail, part tiled walls, storage cupboard, ceramic tiled floor, sunken spotlights to ceiling.

Outside

Front Garden

Crazy paved off-street parking and lawn with shrubs, wide side drive to rear garden.

Rear Garden

Approximately 100' of mature rear garden, flower and shrub beds, mature trees, lawn, continuation of crazy paved drive.

Brick Built Double Garage

Crazy paved turning circle, up and over door, power and light.

Plot To Rear

Extensive plot to rear, mainly lawned with an abundance of mature deciduous and evergreen trees and is secluded.





view this property online barnfields.co.uk/Property/ENF104111





welcome to Ridge Crest, Enfield

- Three Good Sized Bedrooms
- Two Spacious Reception Rooms
- First Floor Bathroom
- Off-Street Parking
- Chain Free

Tenure: Freehold EPC Rating: Awaited
Council Tax Band: F

£800,000



check out more properties at barnfields.co.uk



Property Ref:
ENF104111 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Barnfields is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



Please note
the marker
reflects the
postcode
not the
actual
property

Ridge Crest, Enfield, EN2

Approximate Area = 1194 sq ft / 110.9 sq m
Garage = 206 sq ft / 19.1 sq m
Total = 1400 sq ft / 130.1 sq m
For identification only - Not to scale



barnfields



020 8363 3394



info@barnfields.com



1a Windmill Hill, Enfield, Middlesex, EN2 6SE



barnfields.co.uk