



Castles

ASKING PRICE

£280,000

Westmoor Road

Enfield, EN3 7LF

PROPERTY SUMMARY

A 2 bedroom 1st floor purpose built maisonette located off Green Street in Enfield Highway less than 1 mile of Brimsdown Train Station (serving London Liverpool Street) and close to local shops, parks and schools. The property would suit first time buyers or buy to let investment. Viewing is recommended.

Features include:-

Gas central heating,

Double glazing,

Own entrance,

Own section of rear garden,

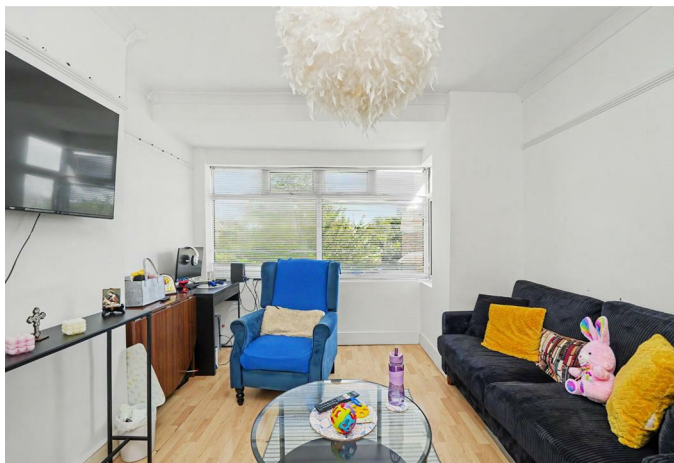
Living room,

Loft access,

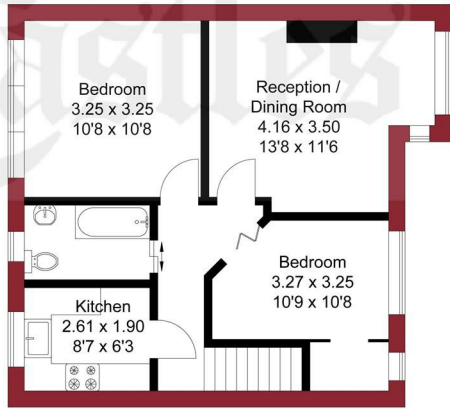
Long lease,

No service charges.





APPROXIMATE GROSS INTERNAL AREA
49.16 sqm / 529.15 sqft

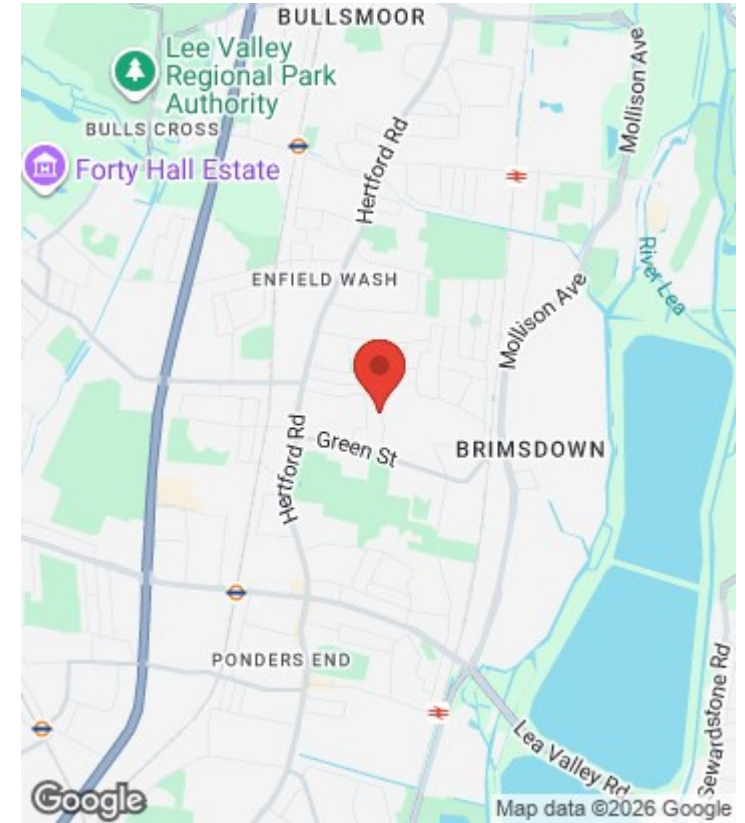


GROUND FLOOR

FIRST FLOOR

THIS PLAN IS FOR ILLUSTRATION ONLY AND MAY NOT BE REPRESENTATIVE OF THE PROPERTY

For a guide to the area please scan this code for more information



Maisonette Leasehold

Lease Remaining: 141 years remain. Expiring in 2166

Ground Rent: £200 P/A

Council: Enfield Council Tax Band: B

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



OFFICE ADDRESS

243 - 245 Hertford Road
Enfield
London
EN3 5JJ

OFFICE DETAILS

0208 804 8000
enfield@castles.london
<https://www.castles.london>

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			
(69-80) C		71	76
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	