



**Whitethorn Gardens, Enfield, EN2 6HF**

**welcome to**

**Whitethorn Gardens, Enfield**

Situated in this quiet popular residential cul-de-sac, just minutes from local shops (Sainsbury's Local), Enfield Town Park, Enfield Town with its multiple shopping facilities, rail stations (Liverpool Street Line and Moorgate Line), pubs, restaurants and schools and within easy access of the M25 and A10 with its abundance of retail facilities, this spacious and extended three bedroom semi-detached family house.

The property is well presented throughout and is offered on a chain free basis and has many pleasing features.



### **Entrance Hall**

Fitted carpet, easy rise stairs to first floor, understairs storage.

### **Lounge**

15' 6" into bay x 12' 4" max ( 4.72m into bay x 3.76m max )  
Fitted carpet, coving to ceiling, gas convector fire with tiled surround and hearth, wooden mantel over, radiator, doors to:-

### **Rear Reception Room**

15' 6" x 11' 4" max ( 4.72m x 3.45m max )  
Fitted carpet, coving to ceiling, gas convector fire with tiled surround and hearth, wooden mantel over, double radiator, sliding double glazed patio doors to garden.

### **Dual Aspect Kitchen**

10' 8" x 6' 10" ( 3.25m x 2.08m )  
Fitted in a range of wood effect base and wall cupboards, cooker space, stainless steel sink and drainer with tiled splashback, inset to contrasting worksurface, wood effect floor, radiator, casement door to Conservatory/Lean To.

### **Conservatory / Lean To**

Plumbing for washing machine, space for fridge-freezer, wood effect floor, door to garden.

### **First Floor**

#### **Landing**

Fitted carpet, original leaded flank glass window, coving to ceiling, access to loft.

### **Bedroom One**

15' 4" into bay x 10' 5" ( 4.67m into bay x 3.17m )  
Fitted carpet, coving to ceiling, radiator, range of built-in floor to ceiling wardrobe cupboards.

### **Bedroom Two**

12' 10" x 10' 5" to wardrobes ( 3.91m x 3.17m to wardrobes )  
Fitted carpet, coving to ceiling, radiator, range of built-in floor to ceiling wardrobe cupboards, views over garden to rear.

### **Bedroom Three**

9' 2" x 6' 11" ( 2.79m x 2.11m )  
Fitted carpet, double built-in cupboard, coving to ceiling, double built-in wardrobe cupboard, views over garden to rear.

### **Dual Aspect Shower Room**

Comprises a low flush WC, pedestal basin, part tiled walls, ceramic tiled floor, double shower cubicle, double radiator.

### **Outside**

#### **Front Garden**

Laid to lawn, side vehicular and pedestrian access to rear garden and garage.

#### **Rear Garden**

Extensive west facing, laid to lawn with well stocked beds and borders, large timber shed, greenhouse, mature trees, gravelled area, security lights, tap.

#### **Cast Concrete Garage**

Power and light.



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## Whitethorn Gardens, Enfield

- Two Spacious Reception Rooms
- Three Good Sized Bedrooms
- Large West Facing Rear Garden
- Garage
- Chain Free

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

**£700,000**



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marker reflects  
the postcode not  
the actual  
property

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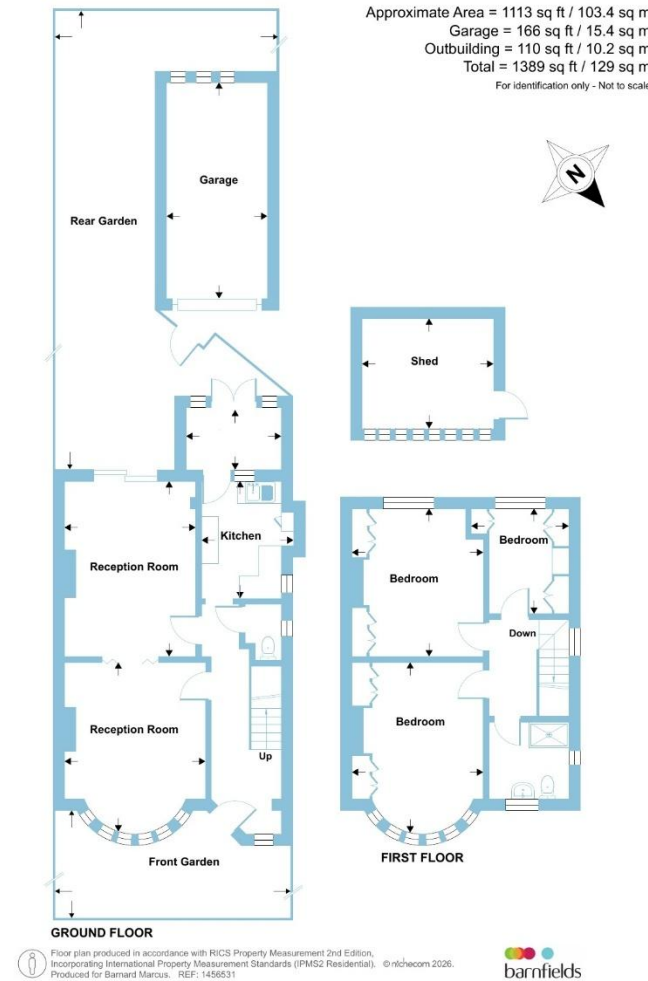
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## Whitethorn Gardens, Enfield, EN2

Approximate Area = 1113 sq ft / 103.4 sq m  
Garage = 166 sq ft / 15.4 sq m  
Outbuilding = 110 sq ft / 10.2 sq m  
Total = 1389 sq ft / 129 sq m  
For identification only - Not to scale



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