

## Celadon Close, Enfield, EN3 7RJ

Unique Estates are pleased to offer this charming ground floor flat located on Celadon Close in Enfield. This delightful one-bedroom property is perfect for individuals or couples seeking a comfortable and convenient living space.

As you enter, you will find a well-appointed reception room that offers a warm and inviting atmosphere, a fitted kitchen with fridge, cooker and a space for a washing machine, a 3 piece bathroom and a double bedroom.

The property benefits from Amble natural light and has double-glazed windows, enhancing the overall appeal of the flat. For added security and convenience, the property is equipped with an entry phone system, allowing you to manage access with ease.

Situated within walking distance of Brimsdown train station, this flat offers excellent transport links, making it an ideal choice for commuters. The surrounding area boasts a variety of local amenities, ensuring that all your daily needs are easily met.

This property presents a wonderful opportunity for those looking to enjoy a peaceful yet connected lifestyle in Enfield. Do not miss the chance to make this lovely flat your new home.



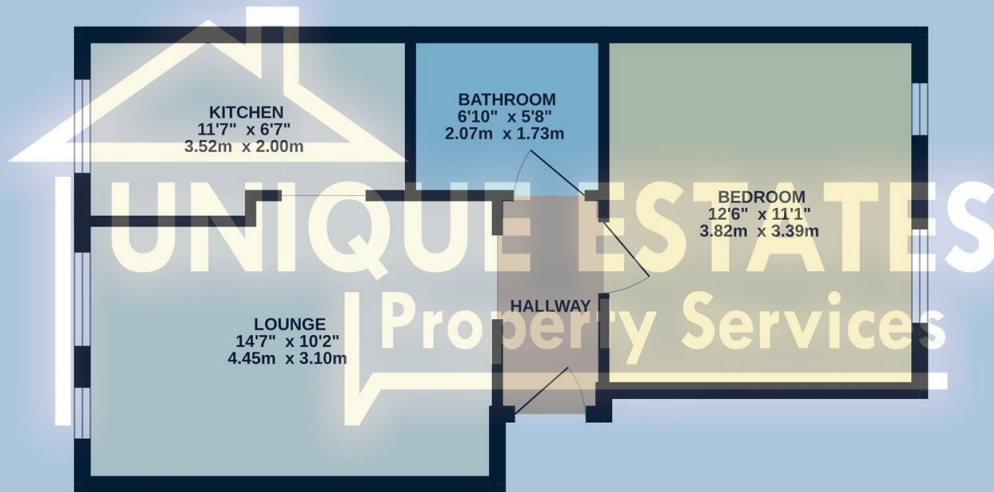
**£1,300 Per month**

**11 Onslow Parade, Hampden Square, Southgate, N14 5JN Telephone: 0208 804 5050**

Email: [info@uniqueestates.co.uk](mailto:info@uniqueestates.co.uk) Web: [www.uniqueestates.co.uk](http://www.uniqueestates.co.uk)

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Our company is members of TPO (The property ombudsman service), DPS, OFT approved code and registered with ICO

GROUND FLOOR  
420 sq.ft. (39.1 sq.m.) approx.



TOTAL FLOOR AREA: 420 sq.ft. (39.1 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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- GROUND FLOOR
- ONE BEDROOM FLAT
- ENTRY PHONE SYSTEM
- FITTED KITCHEN
- THREE PIECE FAMILY BATHROOM
- DOUBLE GLAZED WINDOWS
- SPACIOUS RECEPTION ROOM
- CLOSE TO STATION



The property Misdescriptions Act 1991

Unique Estates Property Services are not qualified surveyors and this report is a description of what items are in the property. Please note Unique Estates Property Services do not test appliances or any fixtures, fittings, effects or services. A buyer is advised to obtain verification from their solicitor/surveyor for the above. The agent has not had sight of the title documents and references to the tenure of the property are based on information supplied by the vendor and should be verified by the buyers solicitors. All room sizes have been measured using an electronic sonic tape device, the accuracy of which cannot be guaranteed. Items shown in the photographs are not included unless arranged through the vendor and buyers solicitors. You are advised to make your own checks before contemplating a purchase, especially if exact measurement is of particular importance to you.