



## Hertford Road, Enfield, EN3 6UJ

### Offers In The Region Of £149,995 Leasehold

**\*\*47 YEAR LEASE\*\*** KINGS GROUP are delighted to present this one-bedroom apartment in Enfield, offering a traditional layout within a purpose-built development and excellent potential for modernisation. This property provides a fantastic opportunity for buyers looking to refurbish and add value in a strong commuter location, and would make an ideal investment property with potential rental income of approximately £1,400 per calendar month.

Ideally situated close to Enfield Lock, Waltham Cross and Turkey Street stations, the property benefits from excellent transport links into Central London as well as convenient connections across Hertfordshire, making it well positioned for both commuters and tenants.

The accommodation comprises a well-proportioned double bedroom, a spacious reception room, a separate kitchen and a bathroom. The property requires updating throughout, allowing the new owner to put their own stamp on the space and significantly enhance its appeal. The property further benefits from a garage en bloc and is offered to the market chain free, providing a straightforward purchase opportunity.

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Associated Offices in London, Essex and Hertfordshire  
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