



**Firtree Walk, Enfield, EN1 3TZ**



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## Firtree Walk, Enfield

Barnfields are delighted to offer for sale this rarely available family house located in quiet and popular cul-de-sac location in the heart of Enfield Town. The versatile accommodation benefits from a large Westerly facing rear garden and off-street parking for several cars.

This property must be viewed to be fully appreciated!



### **Entrance Hall**

Original double leaded front doors open to the hallway with laminate wood flooring, two understairs cupboards, radiator, picture rails.

### **Front Reception Room**

16' 10" x 13' 5" ( 5.13m x 4.09m )

Fitted carpet, double glazed bay window to front, inset log burner, radiator, picture rails.

### **Rear Reception Room**

14' 2" x 12' ( 4.32m x 3.66m )

Laminate flooring, radiator, Art Deco style fireplace, picture rails, French doors to:-

### **Garden Room / Study**

12' 6" x 7' 2" ( 3.81m x 2.18m )

Wood flooring, French doors opening to the garden.

### **Kitchen**

8' 9" x 8' ( 2.67m x 2.44m )

Range of fitted wall and base units with toning worktops, single drainer sink unit, electric hob with oven beneath and extractor above, double glazed windows to side, tiled splashbacks, laminate flooring, door to:-

### **Utility Room**

7' 11" x 6' 2" ( 2.41m x 1.88m )

Laminate flooring, plumbing for washing machine, double glazed door to garden, door to:-

### **Downstairs WC**

Low level WC, wall mounted hand basin, window to rear, laminate flooring.

### **First Floor**

### **Landing**

Fitted carpet, loft hatch opening to loft storage space (with potential to convert subject to relevant planning permissions and building regulation consents).

### **Bedroom One**

17' 6" x 12' 9" ( 5.33m x 3.89m )

Fitted carpet, double glazed bay window to front, built-in wardrobes, radiator, door to:-

### **En-Suite**

Previously Bedroom Four with corner shower unit, low level WC, hand basin with cupboards beneath, vinyl flooring, part tiled walls, double glazed window to front.

### **Bedroom Two**

14' 1" x 12' 8" ( 4.29m x 3.86m )

Fitted carpet, double glazed window to rear, built-in cupboard, radiator.

### **Bedroom Three**

15' 11" x 10' 2" ( 4.85m x 3.10m )

A dual aspect room with double glazed windows to front and rear, fitted carpet, built-in wardrobes, two radiators.

### **Bathroom**

Panelled bath, pedestal wash hand basin, low level WC, wood flooring, double glazed windows to side, radiator, door opening to eaves storage space.

### **Outside**

### **Rear Garden**

A wide and sunny approximately 70ft West facing rear garden with a brick paved patio to front, side access gate, outside tap, rest laid to lawn with mature trees and shrub borders, two garden sheds.

### **Garage**

An integral garage with power and light, double glazed windows and door to the rear and up and over door to front.

### **Off-Street Parking**

Brick paved off-street parking to the front for several cars.



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## Firtree Walk, Enfield

- Popular & Quiet Cul-De-Sac Location
- Large West Facing Garden
- Integral Garage
- Off-Street Parking For Several Cars
- Two Reception Rooms

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: F

# £775,000



Please note the marker reflects the postcode not the actual property

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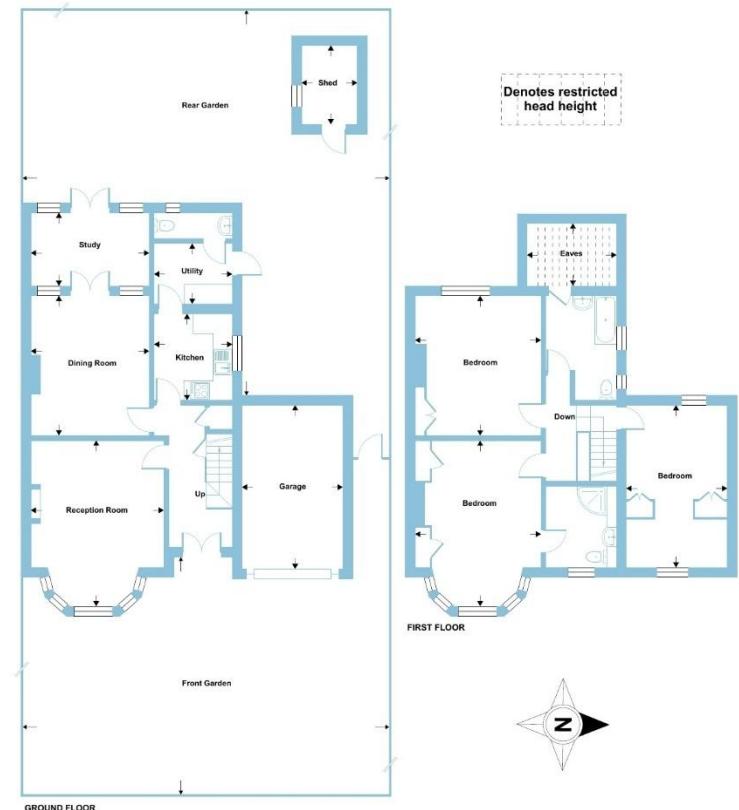
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## Firtree Walk, Enfield, EN1

Approximate Area = 1523 sq ft / 141.4 sq m  
Limited Use Area(s) = 67 sq ft / 6.2 sq m  
Garage = 169 sq ft / 15.7 sq m  
Outbuilding = 45 sq ft / 4.1 sq m  
Total = 1804 sq ft / 167.4 sq m  
For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2026. Produced for Barnard Marcus. REF: 1396865



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