

51 Peregrine Point 1 Alma Road, Enfield, EN3 4FU
Offers in excess of £350,000

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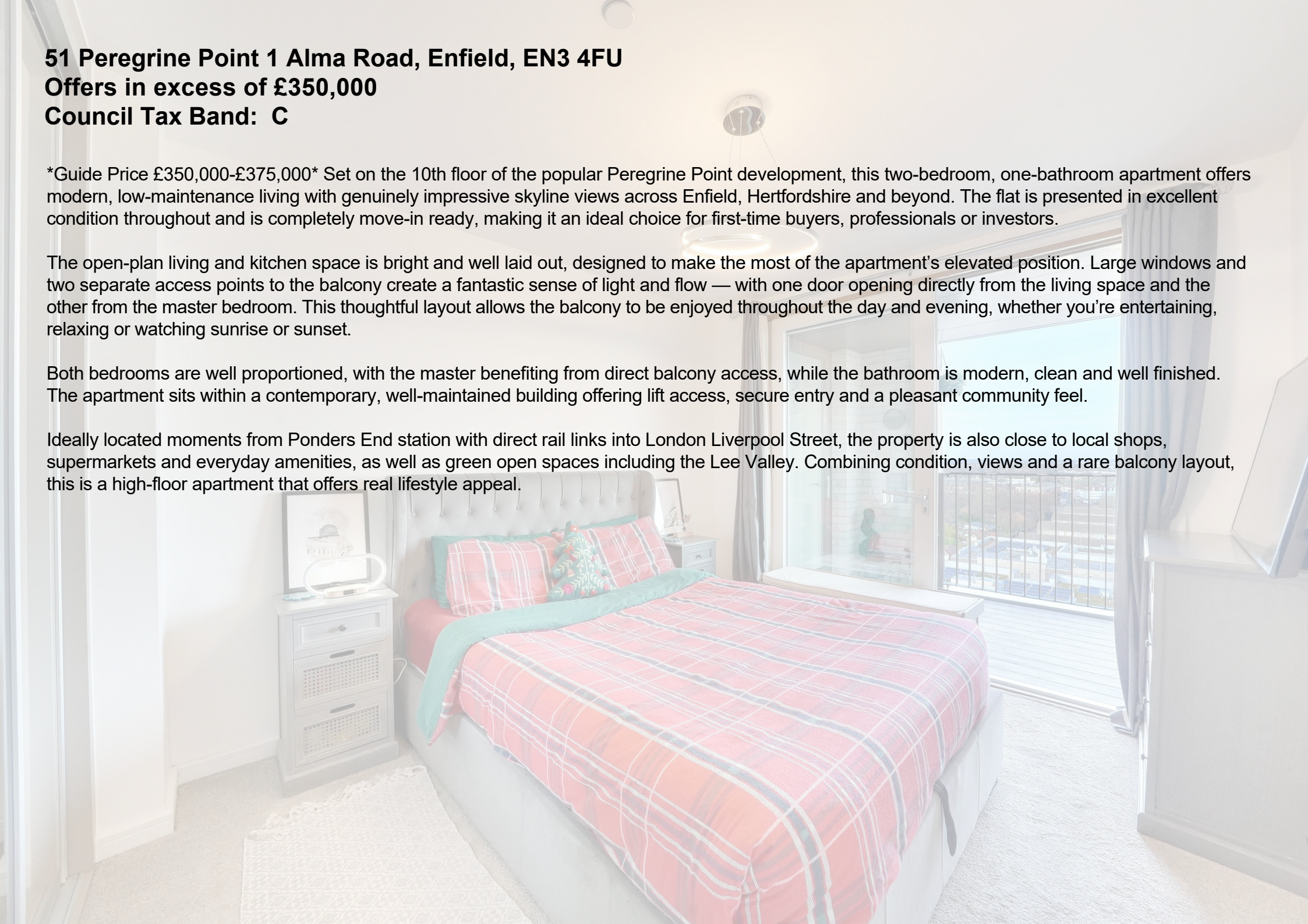
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Offers in excess of £350,000
Council Tax Band: C

Guide Price £350,000-£375,000 Set on the 10th floor of the popular Peregrine Point development, this two-bedroom, one-bathroom apartment offers modern, low-maintenance living with genuinely impressive skyline views across Enfield, Hertfordshire and beyond. The flat is presented in excellent condition throughout and is completely move-in ready, making it an ideal choice for first-time buyers, professionals or investors.

The open-plan living and kitchen space is bright and well laid out, designed to make the most of the apartment's elevated position. Large windows and two separate access points to the balcony create a fantastic sense of light and flow — with one door opening directly from the living space and the other from the master bedroom. This thoughtful layout allows the balcony to be enjoyed throughout the day and evening, whether you're entertaining, relaxing or watching sunrise or sunset.

Both bedrooms are well proportioned, with the master benefiting from direct balcony access, while the bathroom is modern, clean and well finished. The apartment sits within a contemporary, well-maintained building offering lift access, secure entry and a pleasant community feel.

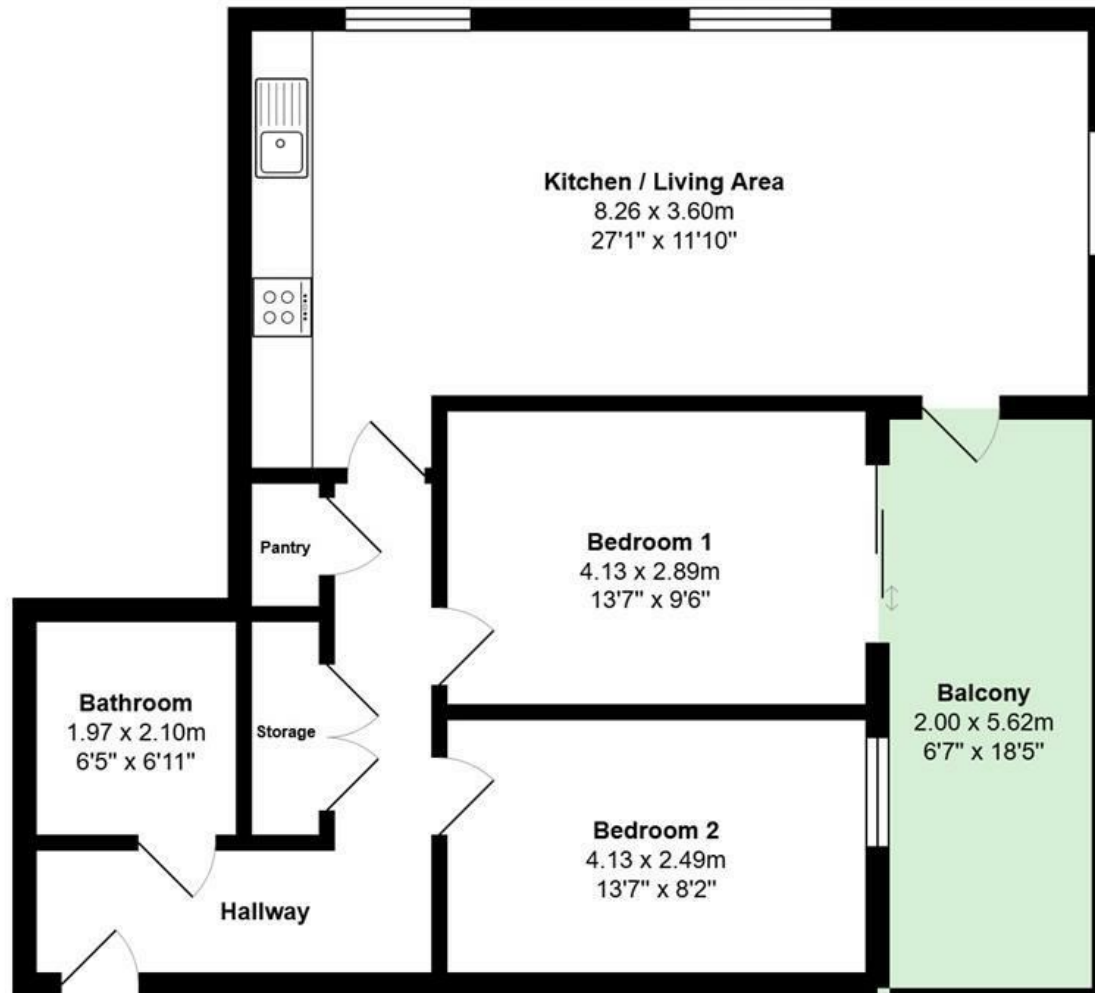
Ideally located moments from Ponders End station with direct rail links into London Liverpool Street, the property is also close to local shops, supermarkets and everyday amenities, as well as green open spaces including the Lee Valley. Combining condition, views and a rare balcony layout, this is a high-floor apartment that offers real lifestyle appeal.











PINDROP PROPERTY

10th Floor

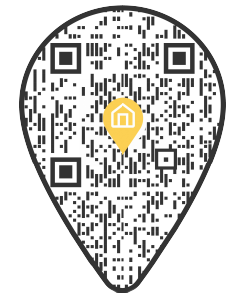
Total Area: 71.6 m² ... 771 ft²

All measurements are approximate and for display purposes only



PINDROP PROPERTY

0203 869 0201
info@pindropproperty.com
www.pindropproperty.com



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(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		