

# 10 Eastfield Road EN3

Asking Price £170,000

LEASEHOLD

 2 BEDROOMS

 1 BATHROOMS

 1 RECEPTIONS

## Details

- LEASE: 125 YEARS FROM 1 APRIL 1988 (87 YEAR LEASE REMAINING)
- SERVICE CHARGE: £1900.00 PER ANNUM (APPROXIMATELY)
- GROUND RENT: £10.00 PER ANNUM (APPROXIMATELY)
- VACANT/CHAIN FREE
- TWO BEDROOM FLAT LOCATED ON THE FOURTH FLOOR
- KITCHEN/DINER
- BALCONY
- COMMUNAL GROUNDS AND COMMUNAL PARKING
- LIFT FACILITIES
- CLOSE TO BRIMSDOWN, TURKEY STREET AND ENFIELD LOCK OVERGROUND STATIONS

EPC RATING: 56 (D)  
COUNCIL TAX: A

B R E E N S



**Approximate Gross Internal Area 558 sq ft - 52 sq m**



Fourth Floor



**B R E E N S**

## Contact Us

020 8804 8989  
[enfield@breensex.com](mailto:enfield@breensex.com)  
[www.breensex.com](http://www.breensex.com)  
557- 559 Hertford Road, Enfield, EN3 5UQ

All sizes are approximate. The Agent has not tested any apparatus, equipment, fixtures and fittings, or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their Solicitors or Surveyor. Photographs are for illustration purposes only and may depict items, which are not for sale or included in the sale price. References to tenure of a property are based upon Information supplied by the vendor. The agent has not had sight of the title documents, a buyer is advised to obtain verification from their solicitor.

Money Laundering Regulations 2003: Intending purchasers will be asked to produce identification, documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. These particulars are intended to give a fair description of the property only and are in no way guaranteed, nor do of any contract. They are issued on the express condition that all negotiations are conducted through Breensex Estate Agents. All subject to contract and to being unsold.