



BREENS

Melling Drive

Enfield · EN1

ASKING PRICE

£230,000

LEASEHOLD



BREENS

THE HOME

Melling Drive

Enfield · EN1

KEY FEATURES

- Lease: 125 years from 24 December 2006 (105 Year Lease Remaining)
- Service Charge: £1530.00 Per Annum (Approximately) (£127.50 Per Calendar Month)
- Ground Rent: £250.00 Per Annum (Approximately)
- Two Bedroom Apartment
- Top Floor (Third Floor)
- Family Bathroom
- Ensuite Bathroom To Master Bedroom
- Separate Kitchen And Living Room
- Private Balcony
- Parking Permits Available To Residents

EPC RATING

C

COUNCIL TAX BAND

C

2

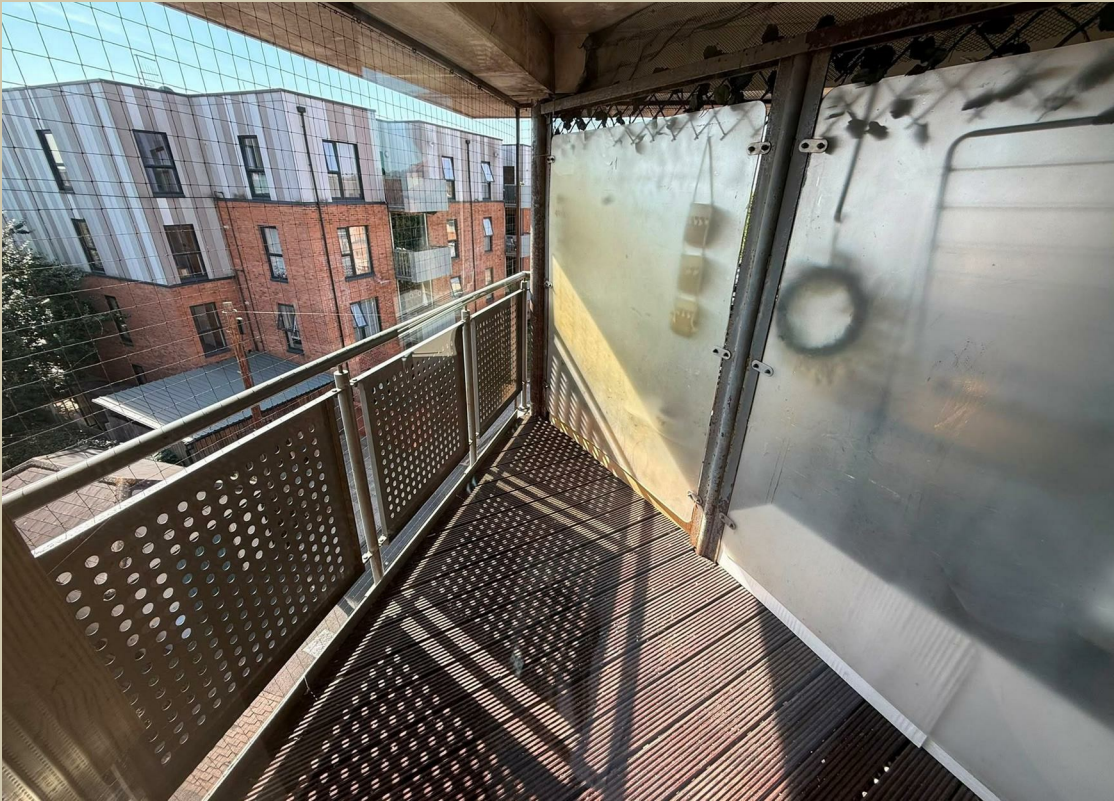
BEDROOMS

2

BATHROOMS

1

RECEPTIONS

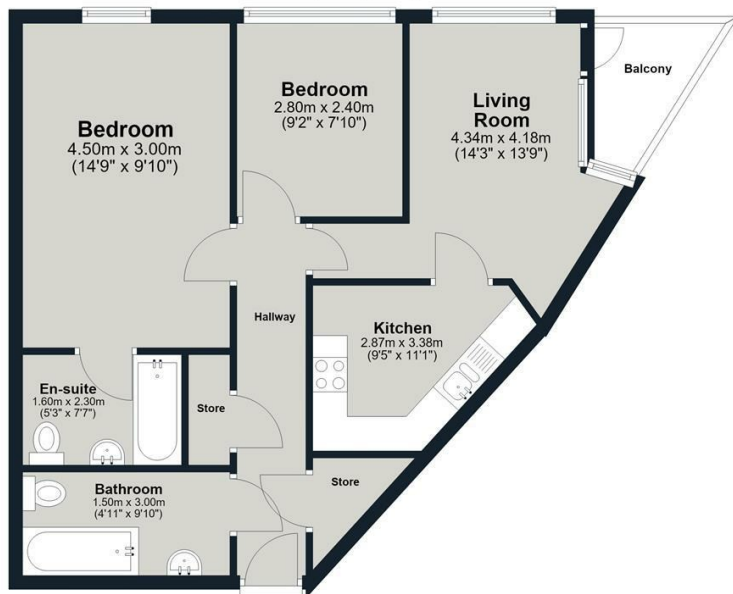


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Third Floor

Approx. 55.7 sq. metres (600.0 sq. feet)
(excluding Balcony)



Total area: approx. 55.7 sq. metres (600.0 sq. feet)
Melling Dr

BREENS

GET IN TOUCH

020 8804 8989

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www.breens.property

VISIT US

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5UQ

These particulars are intended as a general guide and are believed to be correct, but their accuracy is not guaranteed and they do not form part of any offer or contract. All measurements are approximate and for guidance only. The Agent has not tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for purpose. Photographs are for illustration only and may depict items that are not for sale or included in the sale price. References to tenure are based on information supplied by the vendor; the Agent has not seen the title documents, and buyers should obtain verification from their solicitor or surveyor. Under the Money Laundering Regulations 2017, intending purchasers will be asked to produce identification and documentation at a later stage. These particulars are issued on the condition that all negotiations are conducted through Breens Estate Agents. Subject to contract and availability.