

53 Crofton Way, Enfield, EN2 8HR
Offers in excess of £280,000



PINDROP PROPERTY



53 Crofton Way, Enfield, EN2 8HR

Offers in excess of £280,000

Council Tax Band: C

A bright and beautifully presented one-bedroom first-floor apartment with three Juliet balconies, a garage en bloc, communal gardens and no onward chain, ideally positioned just off the ever-popular The Ridgeway.

Perfect for a first-time buyer, professional or investor, this well-maintained apartment offers a fantastic combination of light, space and location.

The property benefits from a particularly bright and airy feel throughout, with the spacious reception room featuring double doors opening onto its own Juliet balcony. The separate kitchen is positioned off the reception room, providing a practical layout with the living and cooking spaces kept distinct.

The well-proportioned bedroom is a real highlight, featuring two further Juliet balconies and lovely views towards Trent Park. Having three Juliet balconies in total gives the apartment an impressive sense of openness and allows plenty of natural light into the property.

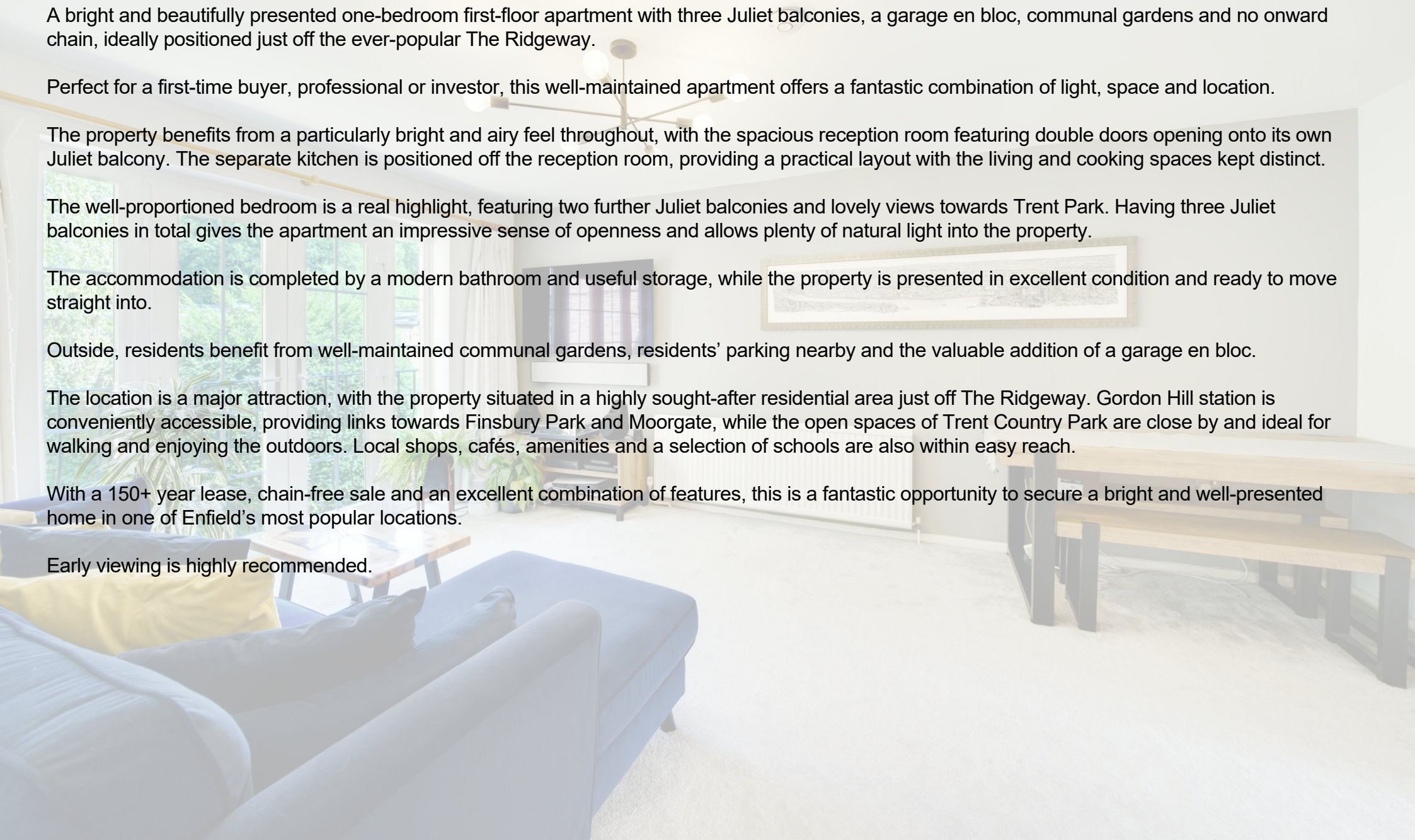
The accommodation is completed by a modern bathroom and useful storage, while the property is presented in excellent condition and ready to move straight into.

Outside, residents benefit from well-maintained communal gardens, residents' parking nearby and the valuable addition of a garage en bloc.

The location is a major attraction, with the property situated in a highly sought-after residential area just off The Ridgeway. Gordon Hill station is conveniently accessible, providing links towards Finsbury Park and Moorgate, while the open spaces of Trent Country Park are close by and ideal for walking and enjoying the outdoors. Local shops, cafés, amenities and a selection of schools are also within easy reach.

With a 150+ year lease, chain-free sale and an excellent combination of features, this is a fantastic opportunity to secure a bright and well-presented home in one of Enfield's most popular locations.

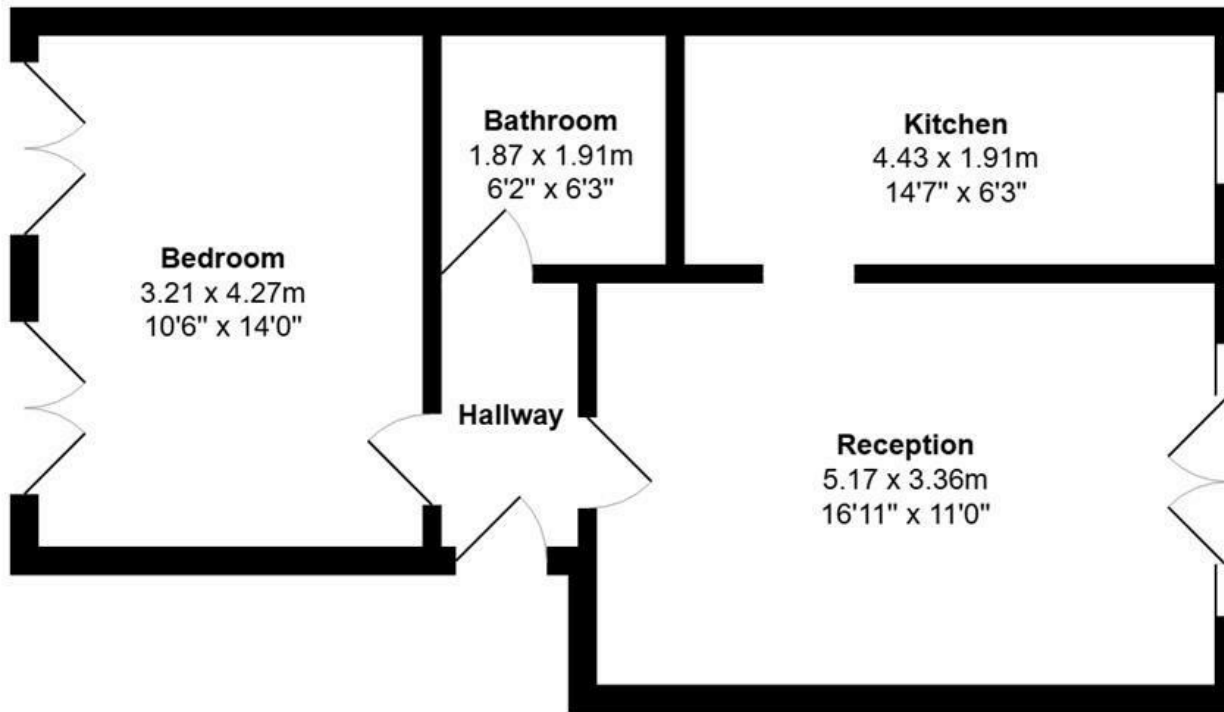
Early viewing is highly recommended.











First Floor



PINDROP PROPERTY

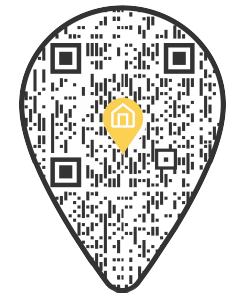
Total Area: 48.0 m² ... 517 ft²

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	75	80
(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