



**Greystoke Gardens**  
Oakwood, Enfield, EN2 7NX  
Guide Price £1,150,000





# Greystoke Gardens

Oakwood, Enfield, EN2 7NX

This extremely well presented DETACHED FAMILY HOME is situated in the affluent suburb of OAKWOOD. A DESIRABLE LOCATION, tucked away in a peaceful crescent within close proximity to PARKS, TRANSPORT LINKS, SHOPPING AMENITIES & OAKWOOD UNDERGROUND. The versatile accommodation offers EXTENSIVE LIVING SPACE made up of; porch, entrance hall, TWO RECEPTION ROOMS, kitchen/breakfast room, conservatory, GUEST CLOAKROOM, STUDY, ample storage including GARAGE, FOUR GENEROUS BEDROOMS, family bathroom and EN-SUITE (to master bedroom). SPACIOUS ACCOMMODATION THROUGHOUT, the property benefits further from a CORNER PLOT POSITION and an attractive SOUTH FACING PRIVATE REAR GARDEN. We believe the residence offers SCOPE FOR EXTENSION (STPP) and viewing is highly recommended.

\* NO CHAIN \*

EPC : D

ENFIELD COUNCIL TAX BAND : G

FREEHOLD







## GROUND FLOOR

Porch

Hall

**Living Room**

9'10" x 11'1" (3.00 x 3.40)

**Kitchen**

16'11" x 12'0" (5.18 x 3.67)

**Conservatory**

16'0" x 8'2" (4.90 x 2.50)

**Reception Room**

11'10" x 29'9" (3.61 x 9.07)

**Study**

5'10" x 15'3" (1.79 x 4.66)

**Guest Cloakroom**

9'10" x 2'11" (3.00 x 0.89)

**Storage**

5'11" x 11'1" (1.81 x 3.38)

**GARDEN**

49'2" (15 )

**GARAGE**

19'8" x 11'5" (6 x 3.5)

## FIRST FLOOR

Landing

**Bedroom**

9'10" x 20'0" (3.00 x 6.10)

**En-Suite**

**Bedroom**

7'6" x 10'2" (2.30 x 3.10)

**Bedroom**

10'7" x 15'8" (3.24 x 4.79)

**Bedroom**

10'7" x 12'7" (3.24 x 3.84)

**Family Bathroom**



Sean Heaney  
HOMES & PROPERTY

Sean Heaney  
HOMES & PROPERTY

Sean Heaney  
HOMES & PROPERTY

Sean Heaney  
HOMES & PROPERTY

Sean Heaney  
HOMES & PROPERTY

Sean Heaney  
HOMES & PROPERTY



Floor Plan

Greystoke Gardens, N14  
Total Area: 172.1 sq metres / 1,852 sq ft approx.

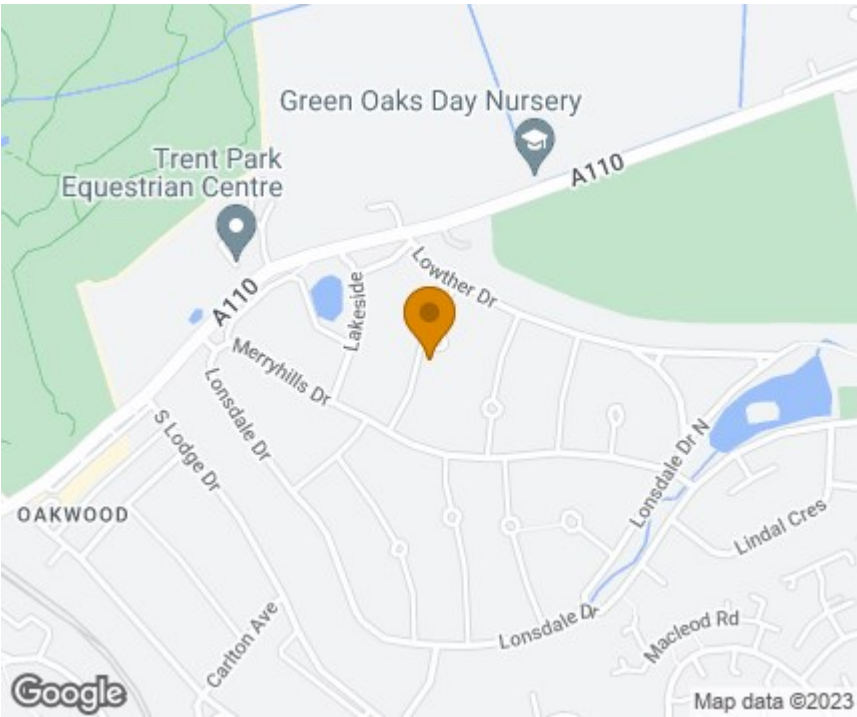


\*\*\*Please note: Whilst every attempt has been made to ensure the accuracy of our floor plans please note that measurements are approximate and no responsibility is taken for any error, omission or misstatement. The floor plans we produce are for representation purposes only and should be used as such by any prospective purchaser. No guarantee is given on the total square footage of the property if quoted on our plans. Any figure given is for initial guidance only and should not be relied on as a basis for valuation purposes.\*\*\*

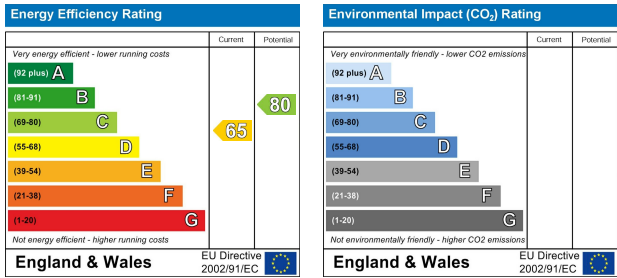
Viewing

Please contact our Barnet Office on 020 8441 7173 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph



1. Please note that we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify they are in working order, or fit for their purpose. A buyer is advised to obtain verification from their Solicitor or Surveyor.
2. References to the tenure of a property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their Solicitor.
3. Room measurements have been made using a Laser Meter. Complete accuracy cannot be guaranteed and therefore the room sizes given should be regarded as being approximate.
4. Photographs are for illustration only and may depict items which are not for sale or included in the sale of the property.
5. Floor plans remain copyright of Sean Heaney Estate Agents and are not to be copied in part or full without written consent, are provided for illustrative purposes only and are not to scale.