



[www.kings-group.net](http://www.kings-group.net)

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## **Westfield Close, Enfield, EN3 7RU**

### **Offers In The Region Of £250,000 Leasehold**

Kings Group offer to the market on a CHAIN FREE basis, a rare opportunity to acquire this two bedroom flat. This Flat is situated in the heart of Brimsdown which is within close proximity to all local amenities and is a stone throw away from Brimsdown Station which offers great access into the City. This flat also benefits from a spacious living area, fitted kitchen and communal gardens, grounds and parking making an ideal First Time Buy or Investment Opportunity. EPC Rating D

# **Westfield Close, Enfield, EN3 7RU**

**COMMUNAL FRONT DOOR TO:**

**COMMUNAL ENTRANCE HALLWAY AND  
STAIRCASE TO**

**SECOND FLOOR LANDING TO:**

**OWN FRONT DOOR TO:**

**ENTRANCE HALLWAY**

**LOUNGE/BEDROOM AREA**

With window to the front, economy seven heating ,  
textured ceiling, , telephone point, TV point carpet

**KITCHEN**

With Window to side, range of wall and base units work  
tops over, sink unit, plumbing for washing machine,  
space for fridge/freezer, electric oven, hob, part tiled  
walls, lino floor.

**BATHROOM/WC**

With frosted window to side, low level WC, pedestal  
wash hand basin, panel enclosed bath with shower, part  
tiled walls, tiled floor. .

**EXTERIOR: COMMUNAL GROUNDS, GARDENS  
AND PARKING**

**EPC RATNG D**



Associated Offices in London, Essex and Hertfordshire  
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