



www.kings-group.net

186 Hertford Road
Enfield Highway EN3 5AZ
Tel: 020 8805 5959

Osprey Mews, Enfield, EN3 4AX
Offers In The Region Of £220,000

****Audio Video Tour**** **KINGS GROUP** Are delighted to offer this One Bedroom Flat to the Market Offered on a CHAIN FREE BASIS. Situated in this Private Development, this rare addition to the market would make an ideal First Time Buy or Buy To Let Opportunity. Situated within great proximity to all Local Shops & Amenities Including both Ponders End & Southbury Station which have great access into Tottenham Hale & LONDON LIVERPOOL STREET. Also Benefiting from ALLOCATED PARKING, Communal Grounds , Gardens, Fitted Kitchen.

Entrance Front Door

Staircase To First Floor Landing

Hallway

Kitchen

10'0 * 7'0 (3.05m * 2.13m)

With Double Glazed Window to the rear, Work Surfaces,Single Drainer, Power, Plumbing for Washing Machine, space for Oven/Hob, Dishwasher, Lino Flooring.

Reception Room

17'2 * 11'5 (5.23m * 3.48m)

With Double Glazed Window To Front, Telephone/ TV Point, Power Original floorboards, Electric Heating.

Bathroom

With Double Glazed Window To Rear, Pedestal Wash Hand Basin, Low Level WC, Panel Enclosed Bath, Carpet Flooring.

Master Bedroom

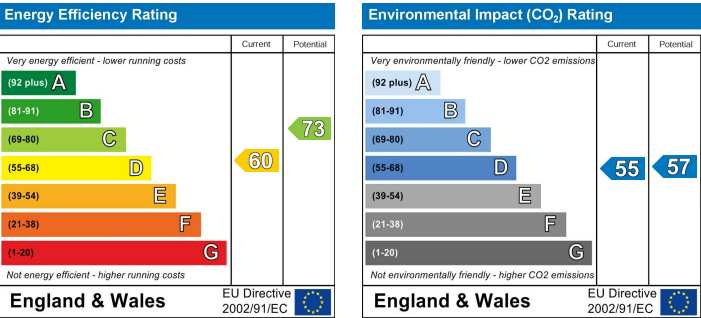
13'6 * 8'3 (4.11m * 2.51m)

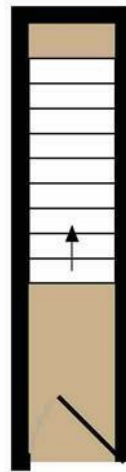
With Double Glazed Window To Rear, Electric Heating, Power , Original Floorboard Flooring.

Communal Grounds, Gardens

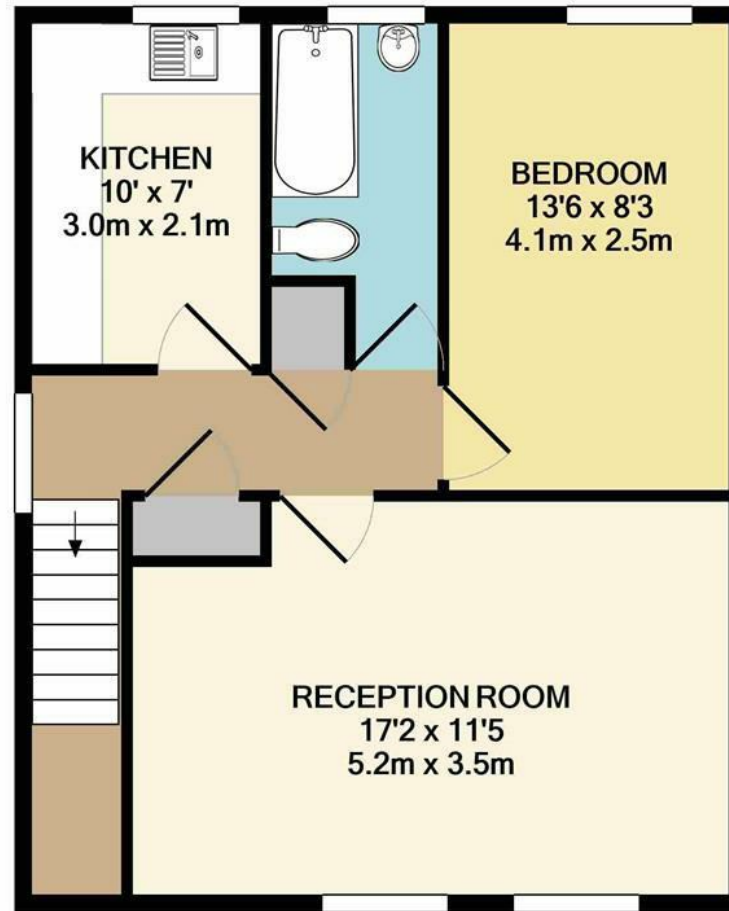
Allocated Parking

EPC Rating D





GROUND FLOOR
APPROX. FLOOR
AREA 37 SQ.FT.
(3.4 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 501 SQ.FT.
(46.6 SQ.M.)

TOTAL APPROX. FLOOR AREA 538 SQ.FT. (50.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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