



The Chine, N21

£625,000

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the advantage of experience



- Three Double Bedroom, First Floor Masionette on The Chine, N21
- Own Front Door
- Mature, Private Garden Extending to 112ft
- Excellent Transport Links with Grange Park National Rail (Moorgate approx. 30 Mins) and Local Bus Routes
- Convenient for Local Shops and Amenities along The Grangeway
- This Property Falls Within Catchment For Grange Park Primary School, Highlands Secondary School (OUTSTANDING) And Eversley Park Primary School (OUTSTANDING).
- Long Lease; 954 Years Remaining
- Within Easy Reach of Grovelands Park, Cheyne Walk Open Space and Bush Hill Golf Club

For more images of this property please visit havilands.co.uk



Havilands are pleased to present for sale this THREE BEDROOM, FIRST FLOOR MAISONETTE on The Chine, N21. Located on Grange Park's highly sought after road, this charming maisonette offers 1,015 sq ft of living space and benefits from own front door, over 900 year lease and private garden extending to well over 100ft.

The property itself is comprised of stairs to first floor, open plan kitchen/reception room with granite worktops, three double bedrooms, two with built in storage, and a walk-in/dressing area to master bedroom plus family bathroom. Outside, the beautifully maintained, mature garden is a true highlight and extends to an impressive 112ft. Offering excellent transport links; Grange Park National Rail (Moorgate approx. 30mins) and local bus routes are both a short walk away. The property is also convenient for local shops and amenities along The Grangeway, with further amenities found in close by Winchmore Hill Green and Enfield Town shopping centre. Plus several green spaces can be found within easy reach including Grovelands Park, Cheyne Walk Open Space and Bush Hill Golf Club.

Tenure: Leasehold

Years Remaining: 945

Service Charge: £0

Ground Rent: Peppercorn (£8 PA)

Local Council: Enfield

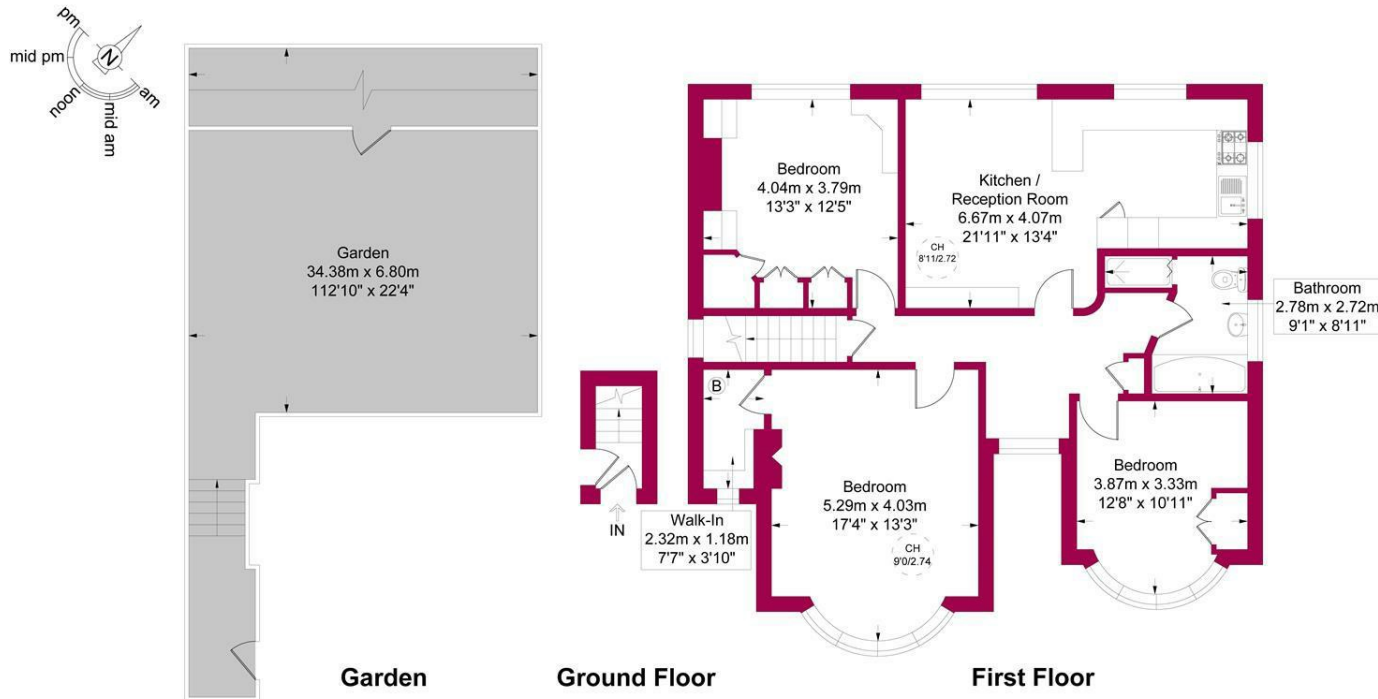
Council Tax: E (2026/2027 £2,771.60)

EPC: Potentially 78C, Currently 69C

For more images of this property please visit havilands.co.uk

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Approximate Gross Internal Area = 1015 sq ft / 94.2 sq m



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	69	78
(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	

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This plan is for layout guidance only and is not drawn to scale unless stated. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are approximate. For precise measurements, please consult a qualified architect or surveyor before making any decisions based on this plan.



Certified
Property
Measurer

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come by and meet the team

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