

Leigh Hunt Drive, N14

£230,000

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- One Bedroom, Second (Top) Floor Apartment
- Cul-De-Sac Location
- Allocated Parking
- Convenient for Southgate Underground (Piccadilly Line)
- Close to Picturesque Southgate Green Conservation Area and the Abundance of Shops, Cafes and Amenities along Southgate High Street
- Convenient for Several Green Spaces including Grovelands Park and Walker Cricket Ground

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

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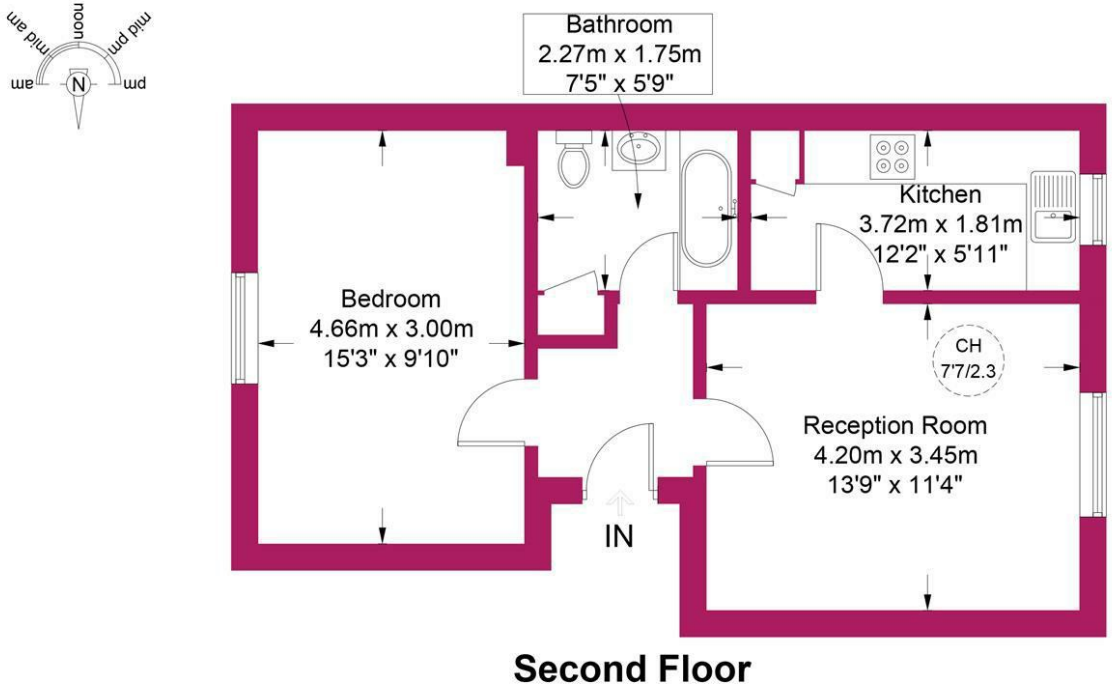
Havilands are pleased to present this ONE BEDROOM, SECOND (TOP) FLOOR APARTMENT on Leigh Hunt Drive, N14. Offering 481sq ft of living space the property is well presented throughout and benefits from cul-de-sac location and allocated parking. The property itself is comprised of reception room, separate kitchen, double bedroom and bathroom. Located on a quiet development within easy reach of Southgate Underground (Piccadilly Line), picturesque Southgate Green Conservation Area and the abundance of shops, cafes and amenities along Southgate High Street. The property is also convenient for green spaces including Grovelands Park and Walker Cricket Ground and sought after schools. Viewing highly recommended.

Local Authority: Enfield
Council Tax Band: C (2026/27 £2,015.71)
Tenure: Leasehold
Lease Remaining: 68 Years (Price Obtained to Extend Lease on Completion - Speak to Agent)
Service Charge: £2100 Per Annum
Ground Rent: £100 Per Annum
EPC: Currently 68D Potentially 78C

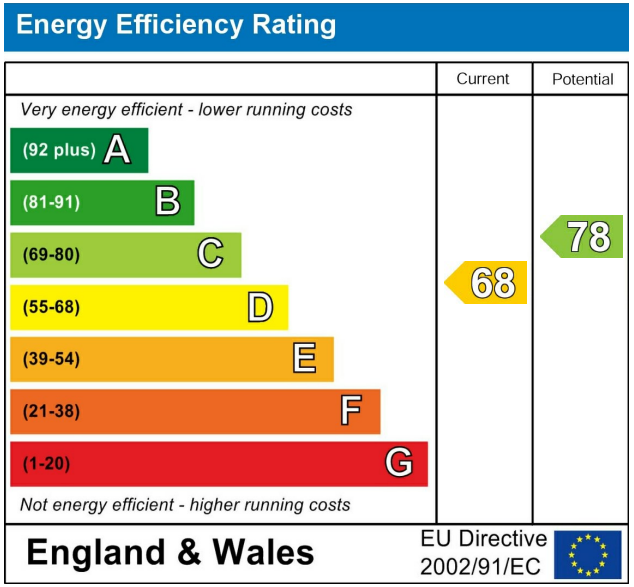
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Leigh Hunt Drive, N14 **Approximate Gross Internal Area** = 481 sq ft / 44.7 sq m



Second Floor



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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.

RICS Certified Property Measurer

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