



Southbury Road, EN3 4FB

£300,000

Leasehold





Southbury Road, EN3 4FB

A larger than usual 2 double bedroom 2nd floor modern purpose built apartment with balcony located close to Southbury train station (serving London Liverpool Street/Tottenham Hale) and close to local amenities in Ponders End. The property is in good decorative order and would be an ideal first time buy or buy to let investment. Viewing is highly recommended. Features include: gas central heating, double glazing, open plan living area with patio doors to own private balcony, 2 double bedrooms, modern kitchen and bathroom, security entryphone system, allocated underground parking space, viewing is highly recommended, chain free sale.

EPC Rating: C
Current: 77 Potential: 78

Council Tax Band: C

Terms of Lease: Expires 2135.
Approximately 111 years remaining
Service Charge: £163.51 PCM
Ground Rent: £100P/A

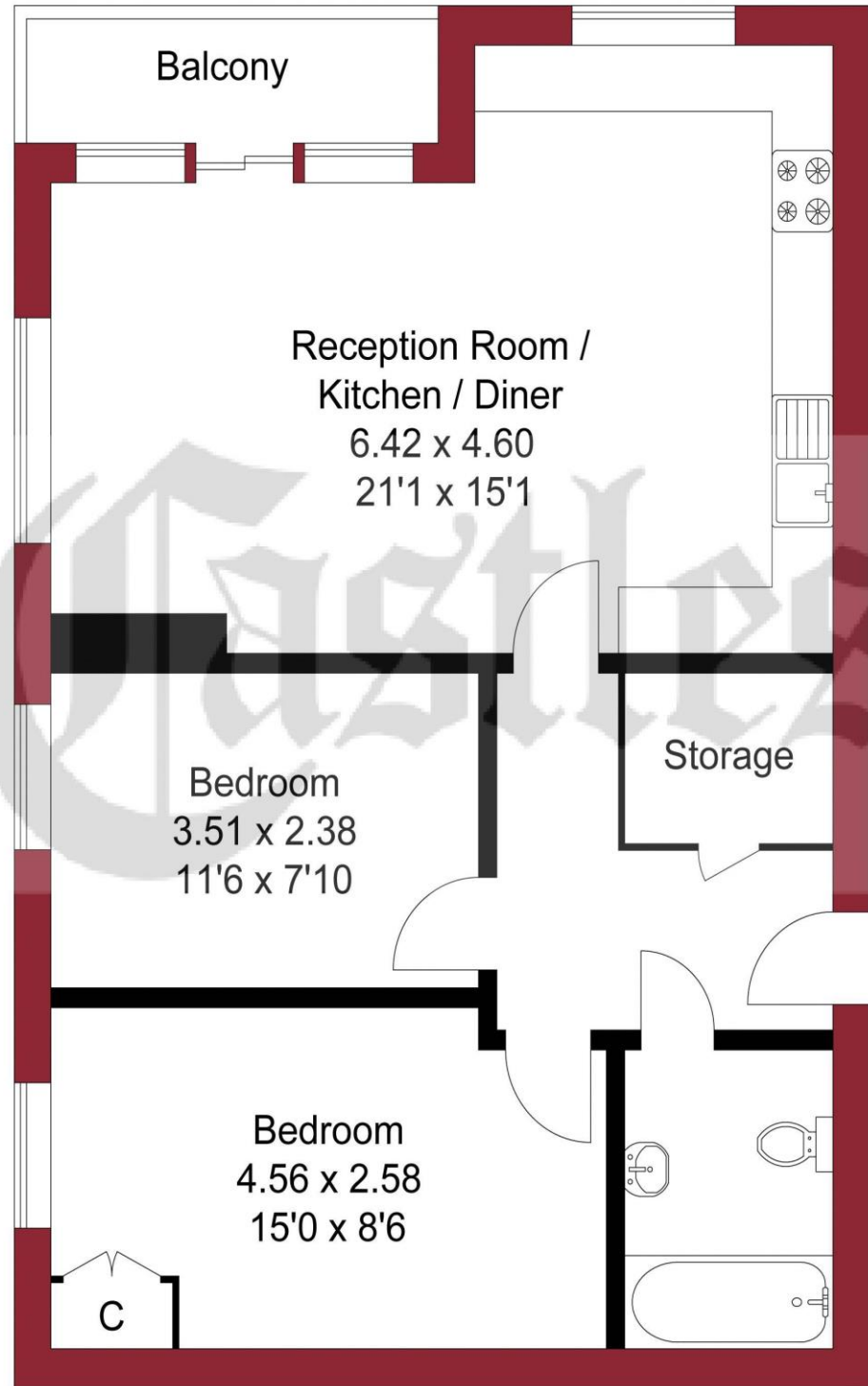
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Castles

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APPROXIMATE GROSS INTERNAL AREA
59.68 sqm / 642.39 sqft



THIS PLAN IS FOR ILLUSTRATION ONLY AND MAY NOT BE REPRESENTATIVE OF THE PROPERTY

An overview of Enfield

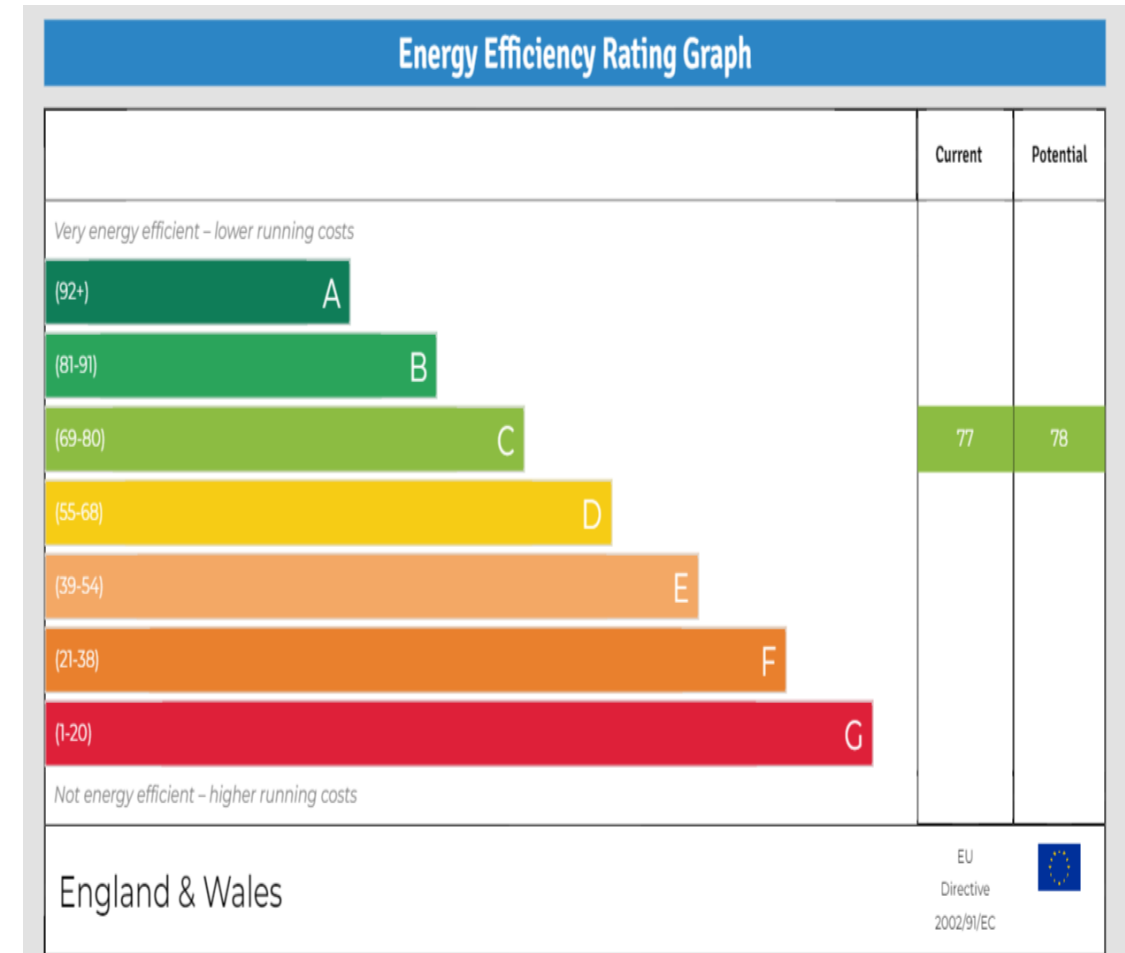
Enfield boasts a proud and distinguished history, home to several country houses and ancient monuments, the area also hosts a notable contingent of famous residents both past and present.

With affordable homes and a safe, green environment, Enfield attracts many buyers pleasantly surprised by the good value of property compared to some of the more pricey neighbouring boroughs.

On the lush, green perimeter of London, Enfield has excellent transport links with a quick and easy train journey into the City and West End.

There are a range of activities to keep residents busy in the borough with seven bustling shopping areas, 900 hectares of parks, three golf clubs, and numerous cinemas, theatres and museums. There is a diverse community residing in the area.

Notable for its range of great schools, vast green spaces and bustling retail centres, as well as good transport links to the rest of the city, Enfield is undoubtedly a thriving place to live and work and proves an excellent choice for first time buyers, families, young professionals and property investors alike."



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