



**Lanark Court, Dairy Close, EN3 6PS**

Full Ownership £285,000

Also available £199,500 for 70% Shared Ownership

Leasehold

**Castles**



## Lanark Court, Dairy Close, EN3 6PS

A modern built 2 double bedroom top floor (2nd) apartment located on a small modern development off Gilbert Street, close to the Hertford Road and within 0.2m of Turkey Street station (serving London Liverpool Street). The property is offered for sale in good decorative order and offers spacious accommodation and would suit a first time buyer.

The property is available at 100% ownership or 70% shared ownership (part buy, part rent) (conditions may apply). Viewing is highly recommended.

Features include: security entryphone system, allocated parking space, own balcony and Juliet balcony, double glazing, modern bathroom, gas central heating, open plan living room with feature floor to ceiling windows/double doors, 2 double bedrooms, communal garden with bike store, loft access.

EPC Rating: C  
Council Tax Band: C

As advised by seller:-

Terms of Lease:

Expires 1<sup>st</sup> January 2137. Approximately 113 years remaining

Service Charge: £2,115.35 P/A

Ground Rent: £0

£285,000 or

£199,500 for 70% Shared Ownership

Rent on 30% = £186.51 PCM

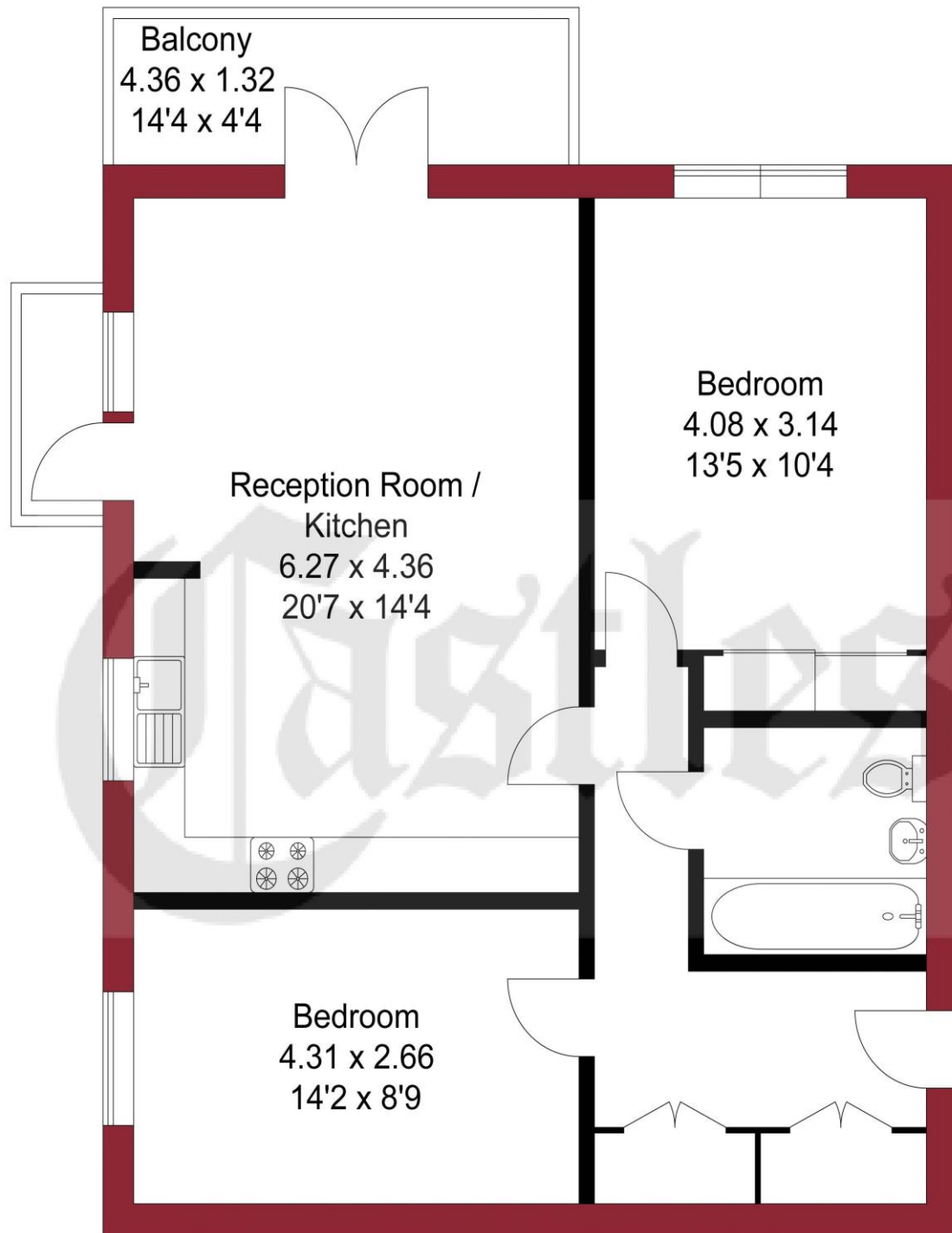
Leasehold

# Castles

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APPROXIMATE GROSS INTERNAL AREA  
70.46 sqm / 758.42 sqft



SECOND FLOOR

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

An overview of Enfield

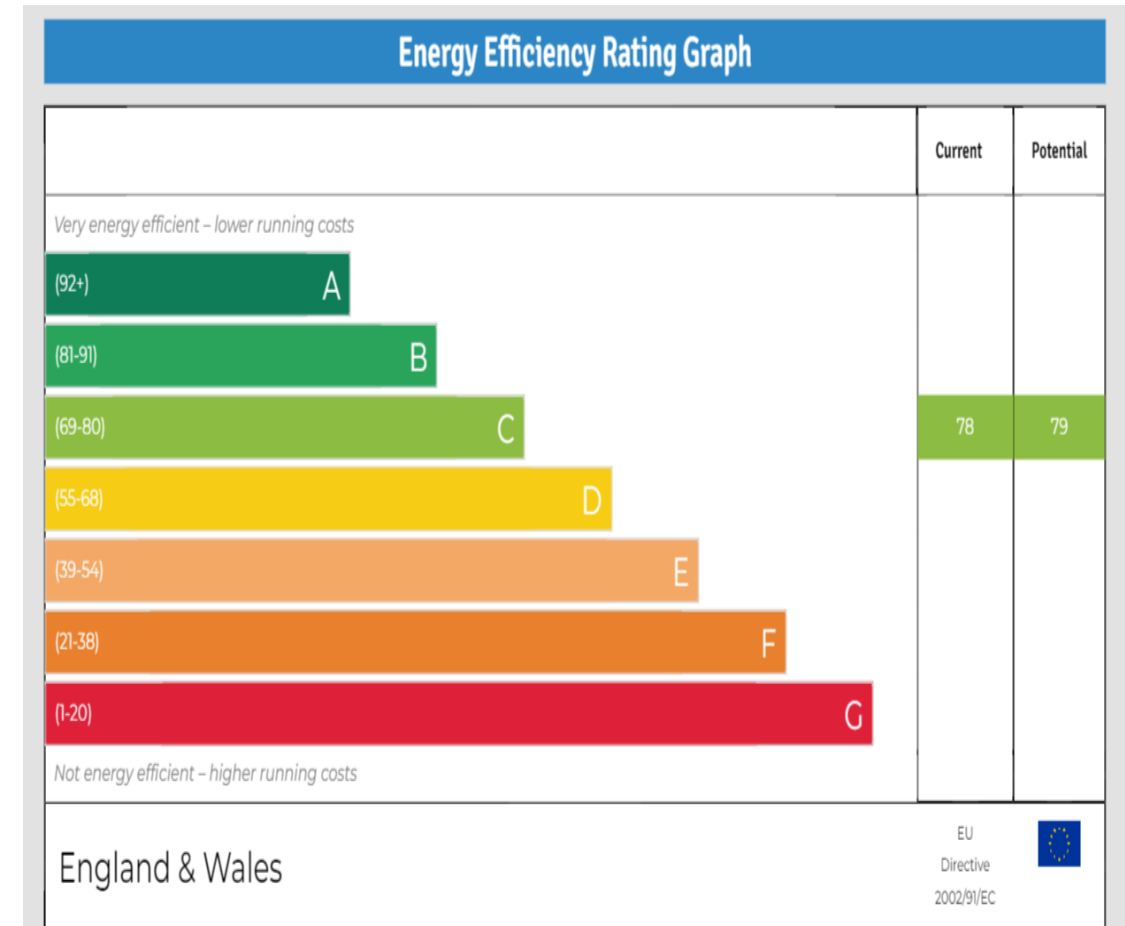
Enfield boasts a proud and distinguished history, home to several country houses and ancient monuments, the area also hosts a notable contingent of famous residents both past and present.

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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