



**STATONS**

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# The Residence

Hadley Wood EN4

# The Residence

## 106 Camlet Way, Hadley Wood, EN4 0NX

Introducing a magnificent modern penthouse apartment spanning 2,228 square feet, offering a sophisticated and luxurious living experience. This exceptional property boasts three generously-sized bedrooms, three elegant bathrooms and a open plan kitchen super room as well as a spacious lounge ,ensuring ample space for comfortable living.

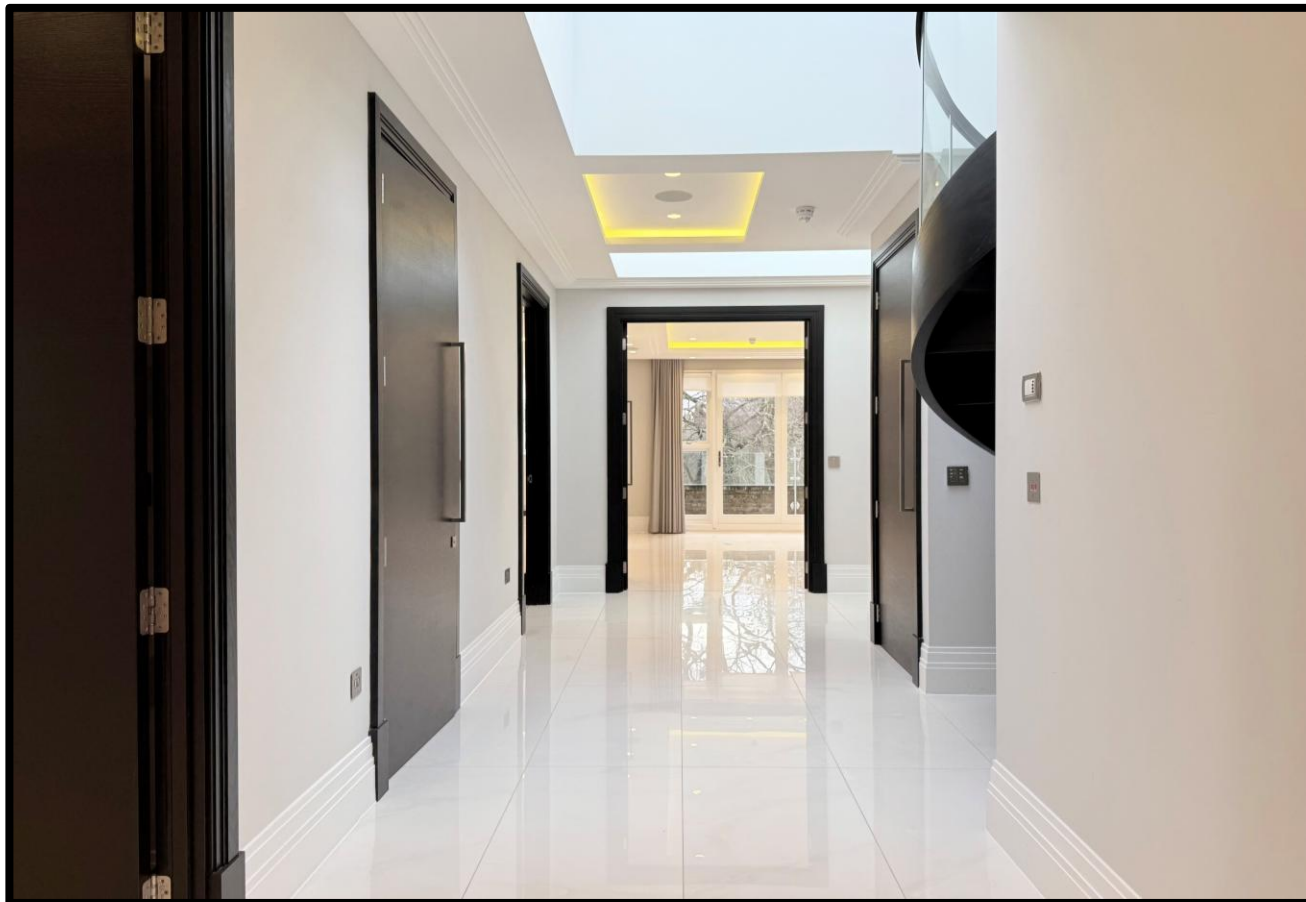
As you step into this bright and stylish apartment, you'll be greeted by a well-lit and spacious interior, creating a peaceful and tranquil atmosphere throughout. The property features a meticulously designed communal grounds and a stunning private roof terrace, providing the perfect backdrop for outdoor relaxation and entertainment.

Convenience is key, with underground off-street parking available along with a separate underground guest car park, ensuring hassle-free access for you and your guests. Situated in a quiet and peaceful location, this modern penthouse apartment offers a lifestyle of utmost privacy and tranquility.

**Location:** Whether for work or for leisure, you can take full advantage of everything London has to offer. West End shows and galleries, shops and restaurants are all easily accessible within 30 minutes. Both Cockfosters (Piccadilly line) and High Barnet (Northern Line) Tube Stations are just a 5 minute drive away. By road The Residence is a short distance form the A1 and M1 along with junction 24 off the M25. Internationally, Heathrow and Luton Airports are just 25 miles away. Stanstead Airport is a 35 minute drive and 33 miles away.

**Council Tax - G**

**Local Authority - Enfield**







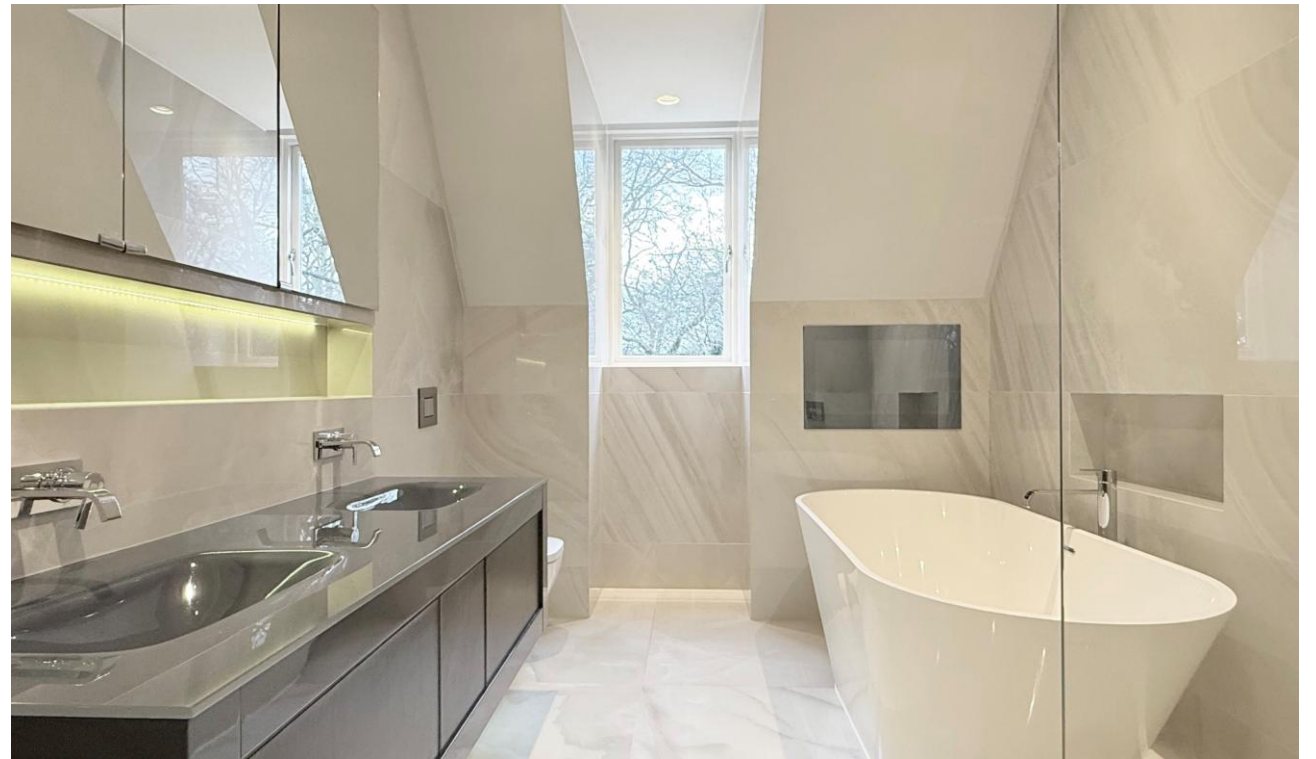














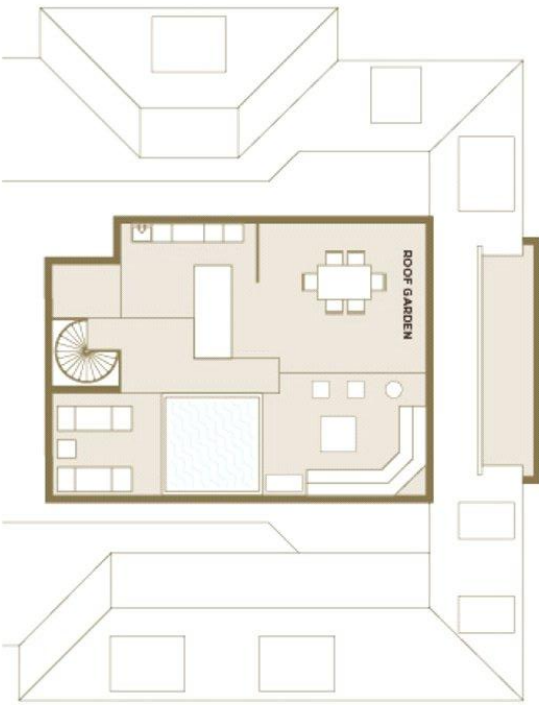
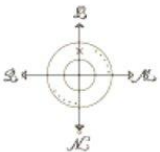












Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>	<div>88</div>	<div>88</div>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC



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