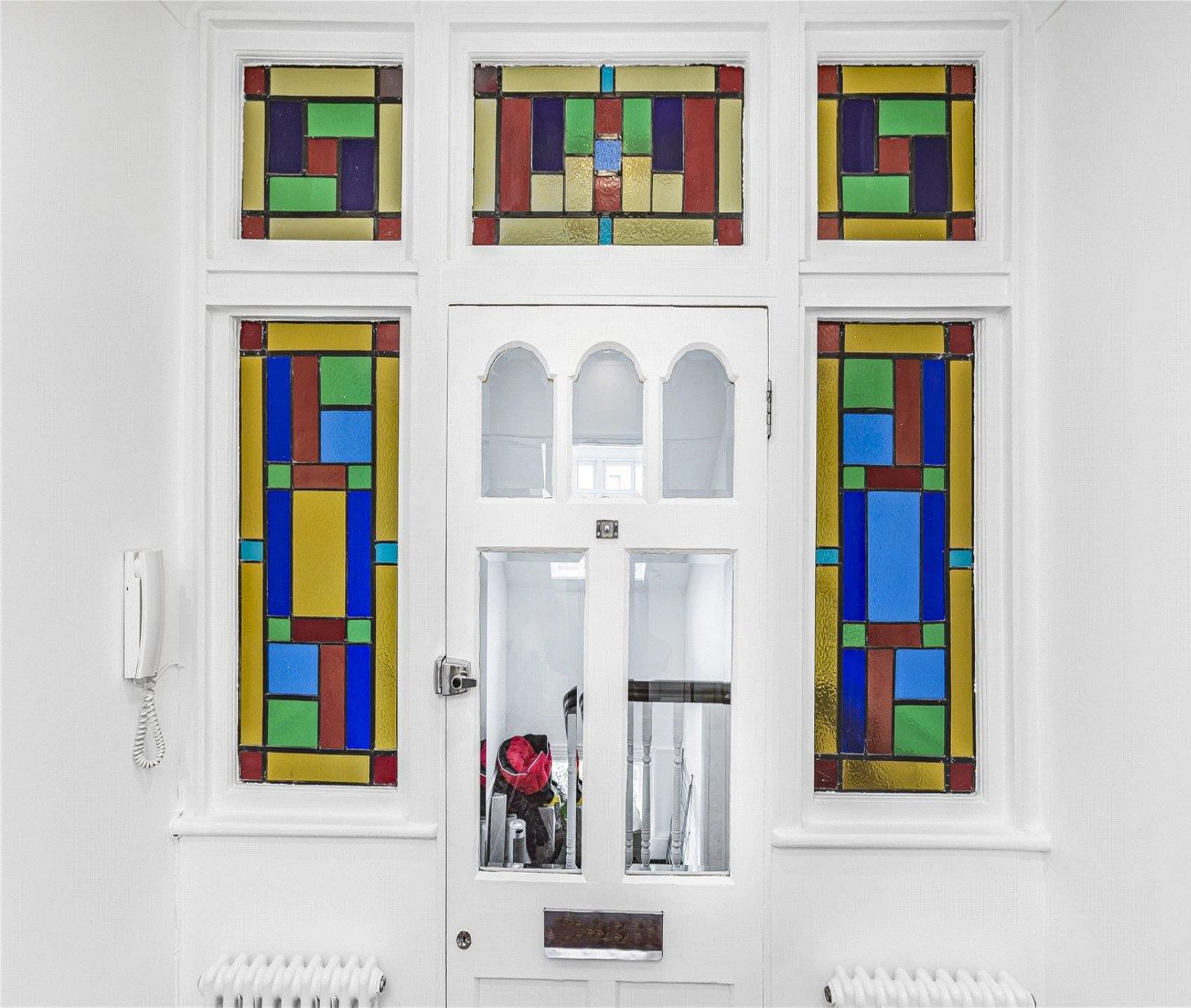


Bycullah Road, Enfield, EN2 8PH





Situated on one of Enfield's most popular roads is this beautifully presented two / three-bedroom penthouse apartment situated in a period conversion that was originally built circa 1890.

The current vendor has refurbished this property with an array of luxurious fittings throughout.

As you enter the property through the period style door with stained glass surrounds you are met with an expansive hallway with a skylight allowing natural light to fill the space.

The hallway allows access to the spacious dining room, newly fitted modern kitchen with breakfast area, reception room / bedroom three, principle room with a well-appointed ensuite shower room, bedroom two and newly fitted family bathroom. In addition, there are three balconies with views across London.



























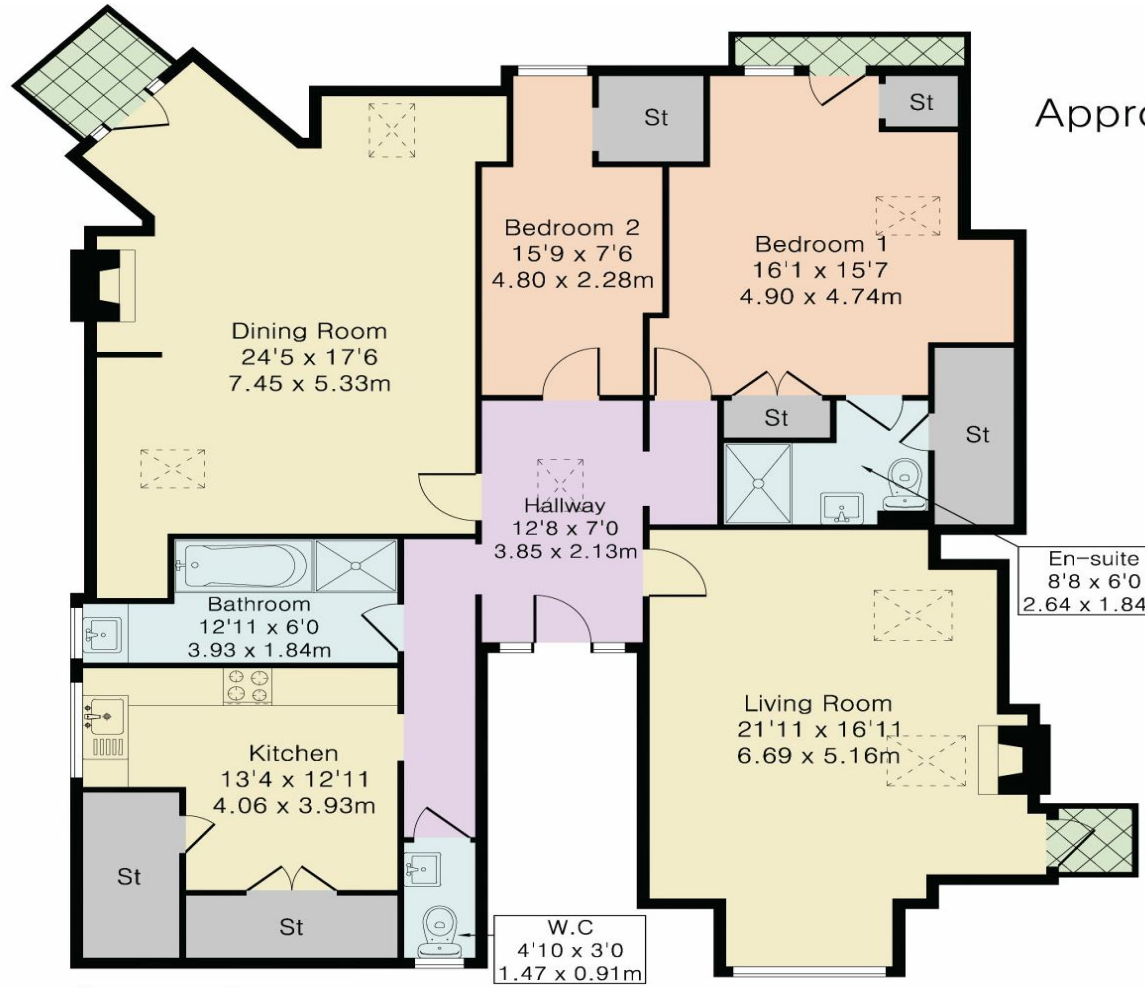






To the outside there is a private garden, allocated parking, and garage.

Located within easy access of both Gordon Hill & Enfield Chase rail stations & Enfield Town with its multiple shopping facilities.



Approximate Gross Internal Area 1775 sq ft – 165 sq m
 Second Floor Area 1633 sq ft – 152 sq m
 Garage Area 142 sq ft – 13 sq m



Garage

Second Floor



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+) A			
(81-91) B			
(69-80) C			
(55-68) D	59	60	
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales	EU Directive 2002/91/EC		

Council Tax – E
Local Authority – Enfield

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