



Village Road
Enfield, EN1



Village Road

Immaculately Renovated Three-Bedroom Apartment with Balcony, Roof Terrace & Gated Parking.

Set within a lift-serviced modern apartment on the desirable Village Road, this stunning second floor apartment offers spacious and luxurious living just moments from Enfield Town.

Beautifully finished to an exceptional standard throughout, the property boasts three double bedrooms and two stylish bathrooms.

Entering the apartment there is a generous entrance hall featuring sleek Amtico flooring and two useful cloak cupboards. A video entry system provides added security and convenience. To the right of the hallway is a beautifully appointed family bathroom, fully tiled and complete with ambient vanity lighting, a freestanding premium C.P. Hart bathtub and matching C.P. Hart sink and taps.

The principal bedroom enjoys its own private, tiled roof terrace accessed via French doors fitted with an electric blind. This room also benefits from a contemporary en-suite shower room finished to a high specification.

The second bedroom is a comfortable double with a built-in wardrobe, while the third bedroom has been thoughtfully converted into a luxurious walk-in dressing room, complete with luxurious bespoke oak Neatsmith fitted wardrobes. Despite the transformation, there remains ample space to accommodate a bed for guests if required.

The heart of the home is the open-plan kitchen and dining area, large enough to host a six-seater table. The kitchen has been upgraded with granite worktops and integrated Siemens appliances, including a dishwasher, fridge freezer, washing machine, and separate dryer.

Adjoining the kitchen situated within the turret of the building is a unique second reception / dining room. Distinguishing this room is the feature elevated ceiling and triple-aspect windows, offering a leafy panoramic view — a perfect space for relaxing or entertaining.

Further benefits include underfloor heating in the living room, and an allocated underground gated parking space. Conveniently located, the property is just a short walk to Enfield Town Centre, Enfield Town Station, and Bush Hill Park Station, providing fast access to Liverpool Street London in approximately 30 minutes.









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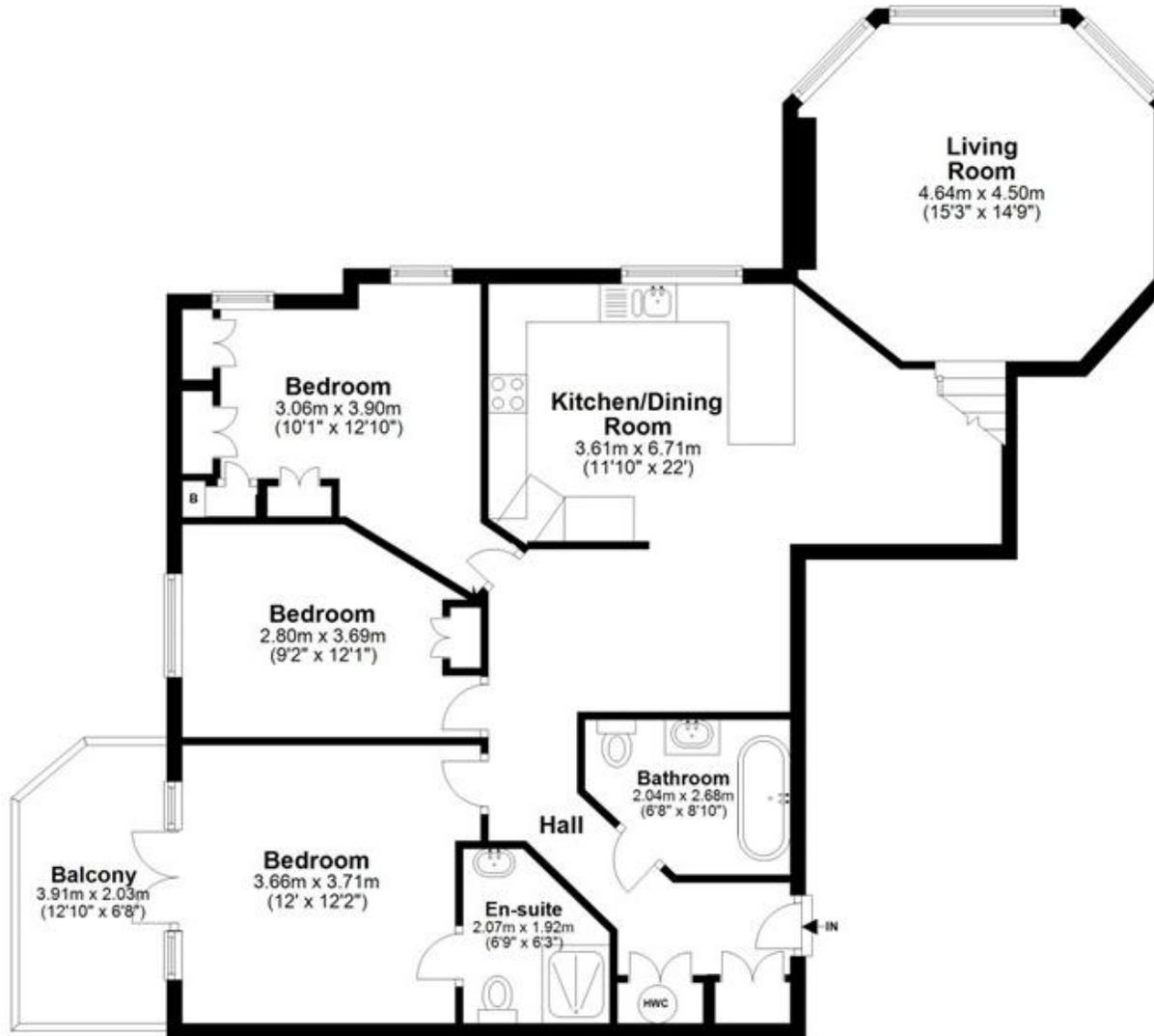


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Council Tax: F
 Local Authority: Enfield
 Service Charge: £3,400 per annum
 Tenure: Leasehold



Total area: approx. 102.1 sq. metres (1098.6 sq. feet)

Whilst every attempt has been made to ensure the accuracy of this floor plan, no responsibility is taken for any error, omission or incorrect statement. When a garage outbuilding, garden and/or balcony are shown on the floor plan, their areas are included in the floor square area. The plan is for illustrative purposes and is to be used as such by any prospective purchaser or tenant. Floor Plan prepared by Adrian Bunting 07753375565.
 Plan produced using PlanUp.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		
(69-80)	C	78	78
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC 	



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