



Clay Hill
Enfield EN2

Clay Hill, Enfield EN2

Stunning 5 Bedroom, 4 Bathroom, Detached Chalet Bungalow With Over 3,100+ Sq Ft Of Internal Living Space. Situated in the Clay Hill EN2 Conservation Area.

This beautifully refurbished five bedroom, four bathroom detached chalet-style extended bungalow offers over 3,100 sq ft of versatile living space, finished to an exceptional standard throughout.

The property boasts three reception rooms, a large garage, a home office, a carriage driveway, and a versatile garden media room: perfect for modern family living.

Ground Floor - Set back on Clay Hill, the home welcomes you with a carriage driveway. Inside, a spacious hallway with modern tiled flooring and inbuilt storage sets the tone.

To the front, a large bay-fronted double bedroom offers plenty of natural light, while a second downstairs room (currently used as a home gym) has direct access to the garage. The garage is a bright space thanks to recently installed skylights and ideal for storage.

These rooms are served by a stylish downstairs family bathroom and a separate guest cloakroom. A second reception large hallway leads into the impressive open plan kitchen/dining room, featuring a Corian central island with seating.

The kitchen features a copper splashback, dual ovens, drinks cooler and other integrated appliances. The extended kitchen is flooded with light from large roof lanterns and bi-folding doors and seamlessly connects to the well maintained large rear garden. The kitchen and lounge have solid oak flooring and are separated by a pocket sliding door. The large lounge has a feature fireplace and designer picture window seat overlooking the garden.

A third reception room, previously used as a bedroom, adjoins a home office and separate practical room for coats and storage. Altogether, the ground floor provides an expansive 2,342 sq ft of living space.

First Floor - Upstairs, you'll find three further double bedrooms, each with its own en-suite. One of the rooms also benefits from a walk-in wardrobe.

Garden & Annexe - The south-west facing garden, extending almost 150 ft, is a great feature. Beautifully maintained, and private, it includes an impressive garden room which contains a golf simulator and projector. There is also a bespoke decking area with lighting and a large patio area perfect for alfresco dining and entertaining.



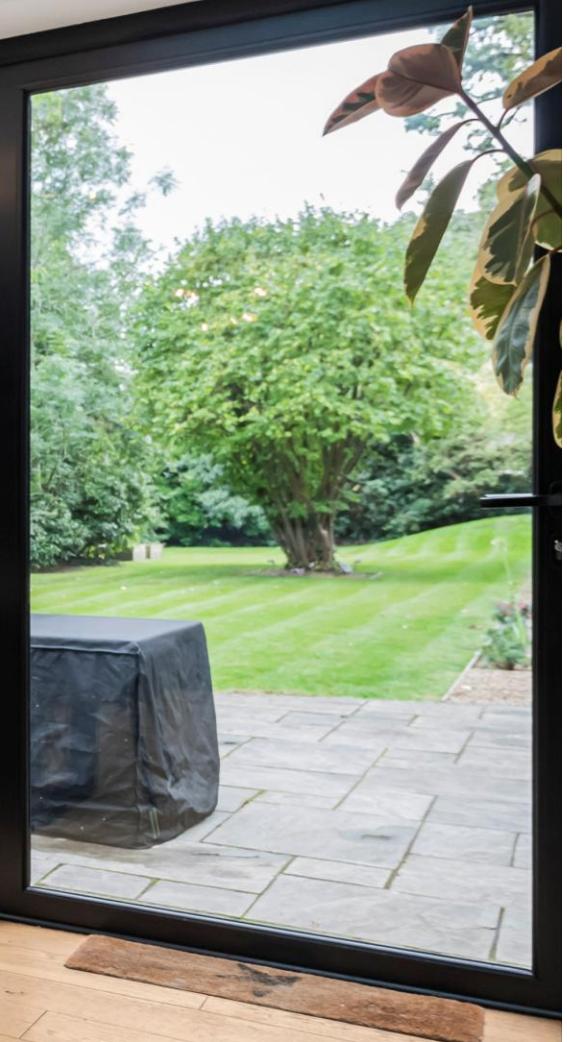








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Bullsmoor Lane Waltham Cross 317





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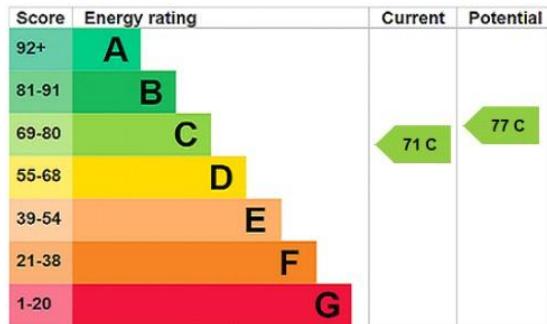






Location

Perfectly positioned within the Clay Hill Conservation Area, the property is just a short stroll from the grounds of Forty Hall and Hilly Fields Park. Enfield Town's wide range of shops, restaurants, schools, and transport links; including Enfield Town and Gordon Hill stations both being close by.



**Approximate Gross Internal Area 3115 sq ft - 290 sq m
(Including Garage)
(Excluding Outbuilding)**

Ground Floor Area 2342 sq ft - 218 sq m
First Floor Area 773 sq ft - 72 sq m
Outbuilding Area 203 sq ft - 19 sq m



Local Authority:
Enfield
Council Tax Band: G
FREEHOLD



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