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49 Harman Road, Enfield, EN1 1LA

2465,000

Exceptionally well presented two double bedroom property in the sought after Bush Hill Area within minutes walk of Bush Hill Station and close to Enfield Town.

This property oozes charm and character and benefits greatly from very spacious living area. Apart from the two generous reception rooms there is also a large kitchen with seating area and downstairs cloakroom.

Two double bedrooms modern bathroom and fully enclosed rear garden makes this a must see property!!







Patio and well maintained plants and path to front door.

PORCH

Useful porch area with side window.

With laminate flooring, radiator and doors to reception rooms.

12'7 x 11'5 (3.84m x 3.48m)

Birght, light reception room with laminate flooring, radiator, coving to ceiling and double glazed windows with fitted blinds to front.

15'2 x 10'6 (4.62m x 3.20m)

Spacious warm, welcoming lounge with laminate flooring, radiator, electric feature fire place, coving to ceiling and useful storage cupboard. Door to kitchen.

16'9 x 14'5 (5.11m x 4.39m)

Beautiful country style kitchen with separate sitting area. Range of base and eye level units some with glass front and solid oak work surface. Plumbing for washing machine, integrated dishwasher, space for fridge freezer and large Belfast sink with splash back

Window to ceiling, radiator and sliding patio doors to garden.

HAnd basin with vanity unit below, low level WC, wood flooring, radiator, coving to ceiling and frosted window to rear.

Laminate flooring and access to loft woth pull down ladder. Power to loft and fully laminated flooring.

BEDROOM ONE

15'0 x 10'7 (4.57m x 3.23m)

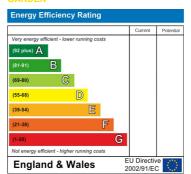
Lovely bright spacious main bedroom with laminate flooring, two radiators and double glazed windows with fitted blinds to front.

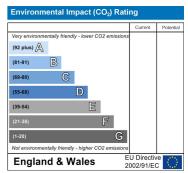
11'5 x 7'4 (3.48m x 2.24m)

Second double bedroom with laminate flooring, radiator, built in over stair storage and double glazed windows with fitted blinds to rear.

Stylish modern bathroom suite comprising of bath with shower attachment, hand basin with mixer taps and vanity unit below and low level WC.

Tiled floor and walls, chrome towel radiator, extractor fan and frosted double glazed window to rear. Cupboard housing boiler.





GROUND FLOOR

1ST FLOOR



IMPORTANT NOTICE TO PROSPECTIVE PURCHASERS

We are not qualified to test any apparatus, equipment, fixtures and fittings or services so cannot that they are in working order or fit for their intended purpose. We do not have access to property deeds or lease documents so prospective purchasers should rely only on information given by their solicitors on relevant matters. Measurements are approximate and are only intended to provide a guide









