61 Halifax Road, Enfield, EN2 0PR

£750,000

Lanes
ESTATE AGENTS

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Lanes are delighted to present this rarely available and unique four-bedroom semi-detached house located on Halifax Road in Enfield. This charming property offers a perfect blend of space and comfort, making it an ideal family home.

Upon entering, you will find two inviting reception rooms that provide ample space for relaxation and entertaining. The ground floor also features a separate utility room, a convenient W.C., and a well-appointed kitchen/diner, perfect for family meals and gatherings. The layout is designed to enhance both functionality and flow, ensuring that every corner of the home is utilised effectively.

The first floor boasts a family bathroom, three generously sized double bedrooms and a good size fourth bedroom, providing plenty of room for family members or guests. Each bedroom is filled with natural light, creating a warm and welcoming atmosphere.

In addition to its spacious interior, this property benefits from off-street parking, a valuable feature in this bustling area. The location is particularly advantageous, as it is within walking distance to local schools, making it ideal for families. Furthermore, Enfield Town's shopping centre and transport facilities are just a short distance away, offering a variety of amenities and easy access to the wider area.

This semi-detached house on Halifax Road is a rare find, combining practicality with a prime location. It presents an excellent opportunity for those seeking a comfortable and convenient family home in Enfield. Do not miss the chance to make this property your own.

Hallway	
Reception One	14'0" x 11'6" (4.27m x 3.51m)
Reception Two	17'9" x 10'3" (5.41m x 3.12m)
Kitchen	14'6" x 13'5" (4.42m x 4.09m)
Utility Room	9'6" x 8'4" (2.90m x 2.54m)
W.C	4'9" x 2'6" (1.45m x 0.76m)
First Floor Landing	
Bedroom One	12'0" x 9'2" (3.66m x 2.79m)
Bedroom Two	12'1" x 9'4" (3.68m x 2.84m)
Bedroom Three	14'6" x 8'2" (4.42m x 2.49m)
Bedroom Four	10'0" x 7'9" (3.05m x 2.36m)
Bathroom	8'9" x 6'5" (2.67m x 1.96m)
Front Garden	
Rear Garden	

Lanes Estate Agents Enfield Reference Number
ET5303/AX/AX/AX/021225

Falcon
Falcon

Floor 0

Floor 1

Approximate total area(1)
121.2 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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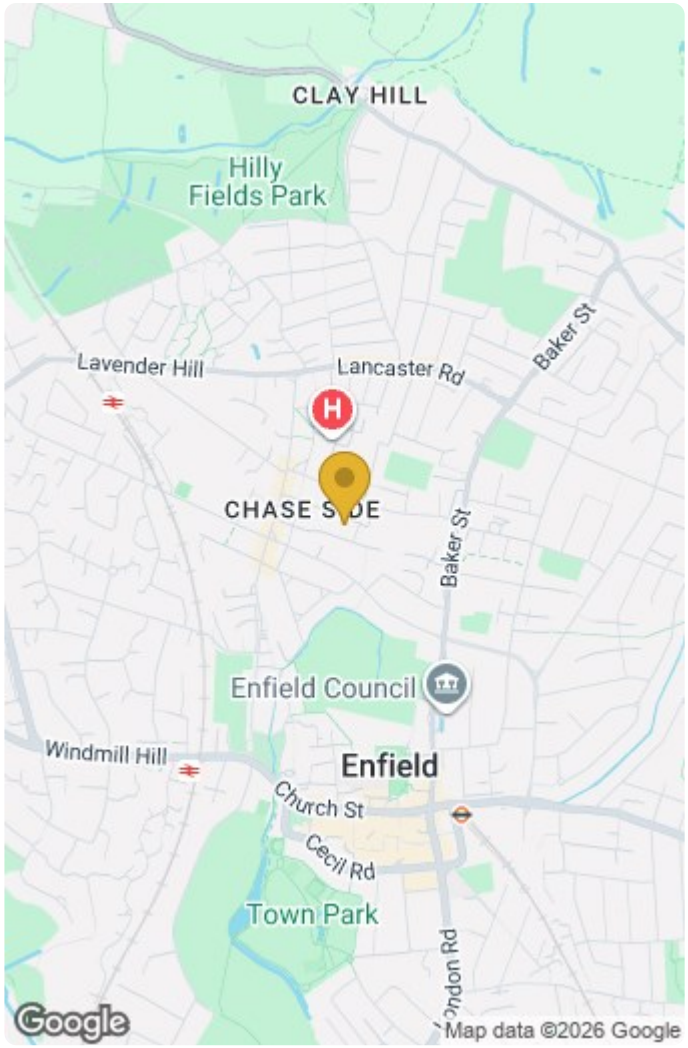

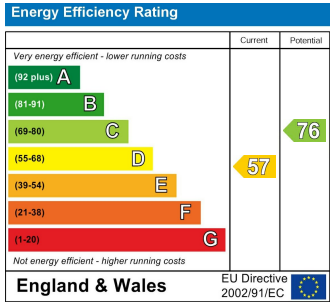

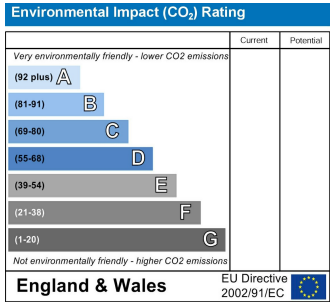

IMPORTANT NOTICE TO PROSPECTIVE PURCHASERS

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.

7 Savoy Parade Southbury Road, Enfield, EN1 1RT
Tel: 020 8342 0101 **Email:** et@lanesproperty.co.uk www.lanesproperty.co.uk