



Castleleigh Court, Enfield, EN2 6JD

welcome to
Castleleigh Court, Enfield

Barnfields are delighted to present this unique, individually designed four-bedroom detached family home, occupying a substantial wide corner plot within a highly sought-after cul-de-sac just off London Road. Offering versatile and well-proportioned living accommodation throughout, this attractive property is ideal for modern family living. A particular feature is the generous rear garden, which benefits from vehicular access and leads to a detached garage, complemented by ample off-street parking.

Conveniently situated, the property is within easy reach of both Enfield Town and Bush Hill Park Stations, providing excellent transport links. A variety of bus routes along London Road are also nearby, while Enfield Town Shopping Centre and the popular Town Park are within close proximity.



Hallway

Slate tiled floor, large understairs storage cupboard.

WC

With WC, hand basin and tiled floor.

Lounge

14' 11" x 12' (4.55m x 3.66m)

Dual aspect with double glazed windows to front and side, radiator, fitted carpet.

Kitchen / Breakfast Room

16' x 14' 4" (4.88m x 4.37m)

With a range of fitted wooden Shaker Style wall and base units, toning wooden worktops, ceramic butler sink, space for a range style oven with extractor above, space for a dishwasher and fridge freezer, tiled splashbacks, laminate flooring, dual aspect room with double glazed windows to front and side, radiator, space for a table, door to:-

Office

13' x 6' (3.96m x 1.83m)

Laminate flooring, dual aspect with double glazed windows to rear and side plus door to side, radiator, door to:-

Utility Room

12' x 6' (3.66m x 1.83m)

With worktop and cupboards beneath, sink, plumbing for a washing machine, part tiled walls, wall mounted boiler, double glazed windows to rear.

First Floor

Landing

Split landing with fitted carpet, three built-in cupboards, double glazed window to rear, radiator, loft hatch opening to loft storage space.

Bedroom One

14' 11" x 12' (4.55m x 3.66m)

Wood flooring, double glazed windows to side, range of built-in wardrobes, radiator, door to:-

En-Suite

Step in shower unit, pedestal wash hand basin, WC, tiled floor, part tiled walls, heated towel rail, double glazed window to side.

Bedroom Two

15' 5" x 7' 5" (4.70m x 2.26m)

Fitted carpet, double glazed window to rear, radiator.

Bedroom Three

14' 4" x 7' 3" (4.37m x 2.21m)

Laminate flooring, two double glazed windows to front, radiator.

Bedroom Four

12' 6" x 6' 6" (3.81m x 1.98m)

Fitted carpet, double glazed window to rear, radiator.

Bathroom

Panelled bath with shower above and glass screen, pedestal wash hand basin, WC, tiled floor, part tiled walls, double glazed window to rear, heated towel rail.

Outside

Garden

A superb approximately 120ft long garden wrapping around the whole property with side gate, a decked patio area to rear, a plethora of beautiful trees providing shaded areas, central lawn with pathway leading to up to double gates with vehicular access from London Road. NB The vendor has lapsed planning permission for a single storey extension to front and side - more details on request.

Front Garden

A wide landscaped front garden with a retaining wall, ironwork and a well established hedge giving privacy.

Separate Garage / OSP

A single brick built garage opposite the house with two off-street parking spaces.



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welcome to

Castleleigh Court, Enfield

- Four Bedrooms
- Two Bathrooms
- Spacious Lounge
- Large Kitchen/Breakfast Room
- Office & Utility Room

Tenure: Freehold EPC Rating: D
Council Tax Band: F

£1,250,000



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the marker
reflects the
postcode not
the actual
property

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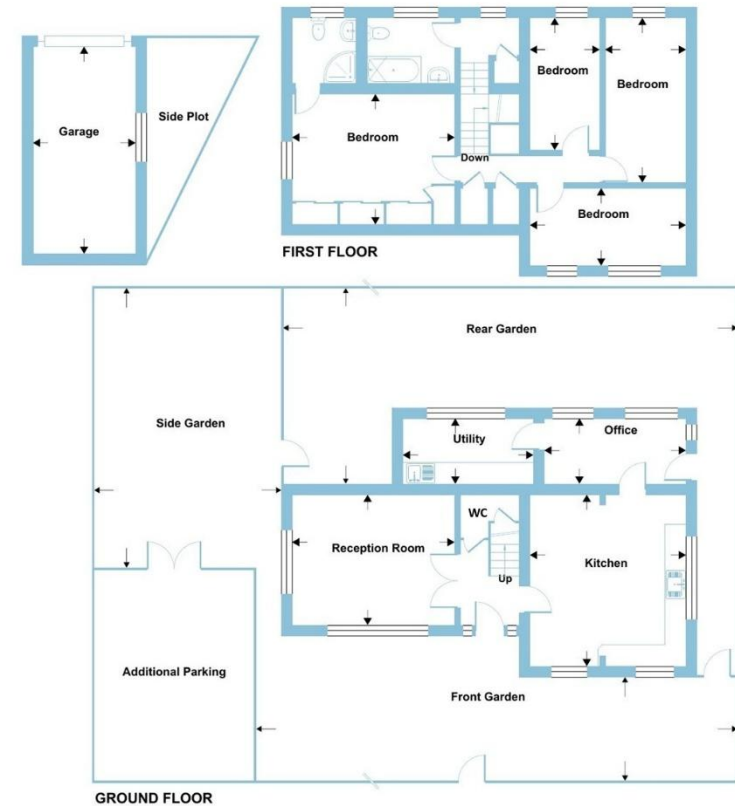
Property Ref:
ENF106141 - 0003

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Approximate Area = 1413 sq ft / 131.2 sq m
Garage = 179 sq ft / 16.6 sq m
Total = 1592 sq ft / 147.8 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2026. Produced for Barnard Marcus. REF: 1510593

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