



Garnault Road, Enfield, EN1 4TR

welcome to
Garnault Road, Enfield

Barnfields are delighted to offer this mid-terraced house of charm and character, located close to Forty Hall Country Park and Conservation area, within good access of Enfield Town multiple shopping centre and good schools. The property requires some modernisation but has many pleasing features.



Entrance Hall

Fitted carpet, radiator, dado rail, understairs storage cupboard.

Lounge

12' 9" x 12' 1" (3.89m x 3.68m)

Fitted carpet, radiator, original cast iron fireplace and mantel surround.

Dining Room

16' 2" x 11' 9" (4.93m x 3.58m)

Fitted carpet, radiator, built-in storage cupboards to recess.

Kitchen

9' 6" x 6' (2.90m x 1.83m)

Base units and worktops, one and half bowl sink unit, matching wall cabinets, plumbing for washing machine, ceramic tiled floor.

Utility Room

6' x 4' 6" (1.83m x 1.37m)

Ceramic tiled floor, radiator.

Conservatory

11' 9" x 10' (3.58m x 3.05m)

Brick built with UPVC double glazed windows, double glazed French windows onto garden, ceramic tiled floor, radiator.

First Floor

Landing

Fitted carpet, access to loft via built-in ladder.

Bedroom One

16' 2" x 10' 10" (4.93m x 3.30m)

Fitted carpet, radiator, wall mounted Vaillant gas central heating boiler.

Bedroom Two

12' 6" x 9' 4" (3.81m x 2.84m)

Fitted carpet, radiator, double built-in wardrobe cupboard.

Bathroom / WC

Panelled bath with separate shower control, shower screen, pedestal wash hand basin, low flush WC (white suite), wood flooring, radiator, fully tiled walls.

Outside

Rear Garden

Approximately 50' of west facing rear garden, laid to lawn, flower and shrub borders, outside water tap, timber shed.



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Garnault Road, Enfield

- Two Good Sized Reception Rooms
- Kitchen And Utility Room
- Conservatory
- No Chain
- 50' West Facing Rear Garden

Tenure: Freehold EPC Rating: C

£475,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
ENF106176 - 0003

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Garnault Road, Enfield, EN1
Approximate Area = 979 sq ft / 90.9 sq m (excludes shed)
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: 1526899

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