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**By Order of the Government  
Legal Department**



4 Laurel Bank Road, Enfield,  
Middlesex EN2 0JU

**Guide price £200,000\***

## **TWO BEDROOM TERRACED HOUSE IN NEED OF UPDATING**



This property is located in a tree lined road off Lancaster Road to the north of Enfield Town centre with its shopping facilities and main line station. Good road links are easily accessible, in particular the M25 London Orbital Motorway that connects to all the major road links. The area is well served by local schools and bus routes. The property is a mid-terraced two bedroom house in need of complete updating and modernisation throughout. There are two reception rooms to the ground floor with a kitchen. The house has double glazing. There may be scope for extension subject to obtaining any necessary consent that may be required. The house is sold with vacant possession. **Please note that this house will not be sold prior to auction under any circumstances.**

### **ACCOMMODATION**

Entrance Hall, living Room, Dining Room, Kitchen, Landing, Bedroom One, Bedroom Two, Bathroom, Garden.

### **TENURE**

Freehold

### **LOCAL AUTHORITY & TAX RATING**

London Borough of Enfield 020 8379 1000  
Council Tax Band D

### **VIEWING TIMES**

Wednesday 23rd March @ 12.30–1pm  
Saturday 26th March @ 12.30–1.30pm  
Wednesday 30th March @ 12.30–1pm

**STARTING BID**

**FINAL BID**

**NOTES**

☐ SOLD ☐ UNSOLD ☐ SOLD PRIOR ☐ WITHDRAWN