

FOR SALE

£300,000 Freehold



7a Briar Close, Cheshunt, Hertfordshire. EN8 9PN

Head Office
7, Turners Hill, Cheshunt, Waltham Cross, EN8 8NQ

01992 637777
info@woodhouseproperty.co.uk

ABOUT THE PROPERTY

Woodhouse are pleased to a rare opportunity here, a 1-bedroom Freehold House situated in the desirable neighbourhood of West Cheshunt.

Set over two floors, the entrance porch leads into the open-plan Kitchen-Lounge. To the rear there are French doors opening up to a neat garden which is not overlooked, approx 30 ft long. To the 1st floor is the Double Bedroom & Family Bathroom.

Outside to the front there is communal off-street parking. Briar Close is a quiet cul-de-sac, situated in the ever-desirable West Cheshunt neighbourhood. See below for some extra details on the nearby amenities. Contact Woodhouse today for viewings 7 days a week, to see what this lovely home has to offer you!

FEATURES

- Rare opportunity
- 1-Bedroom HOUSE
- Garden not overlooked (approx 30 ft)
- Communal Off-Street Parking
- Quiet cul-de-sac
- West Cheshunt neighbourhood
- Walking distance to Brookfield Shopping Centre
- Close to A10 & M25
- Contact Woodhouse today
- Viewings available 7 days a week



ROOM DESCRIPTIONS

Lounge

3.2m x 3.6m (10' 6" x 11' 10")

Kitchen

3.15m x 2.55m (10' 4" x 8' 4")

Bedroom

4.5m x 3.7m (14' 9" x 12' 2") at widest points

Bathroom

1.75m x 2.75m (5' 9" x 9' 0")

What can you expect living in this neighbourhood?

In terms of road links, you are very well served. Several minutes away you are at Junction 25 of the M25. And shortly beyond that take your pick for the M1, M11, A1. A couple of minutes drive away takes you to the A10, again with its quick and direct route to London, or north towards Cambridge.

- There are two railway stations a short drive away (or take the bus a few minutes from the house). Both Cuffley Station and Cheshunt Station have frequent and direct links to London Underground.

- One mile walk / drive away there is Brookfield Centre, with its array of large shops and eateries. Brookfield is also part of an exciting and staggering £400-million development project, which will include under current plans up to 315,000 sq ft of retail space, 250,000 sq ft of leisure space, restaurants and finally a cinema. You have the amenities of Goffs Oak and Cuffley a short drive away.

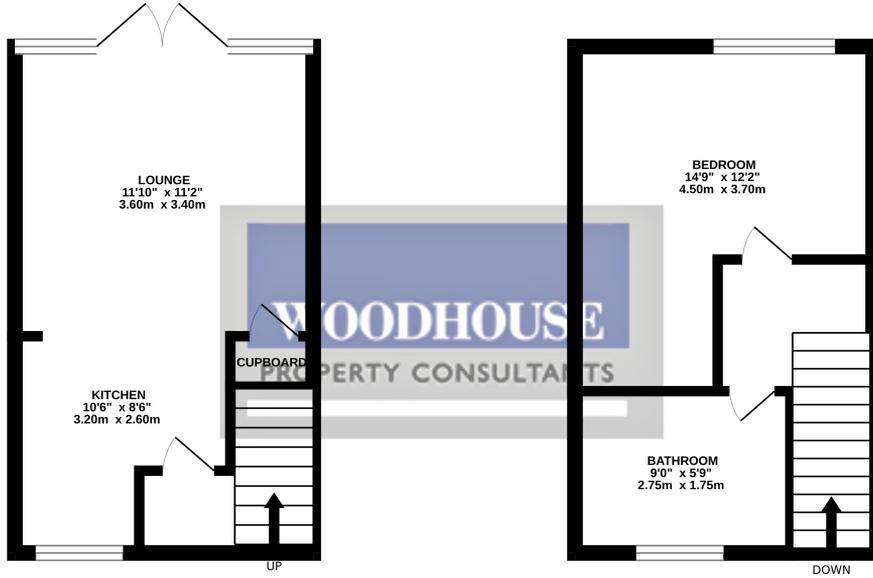
- The most latest news is that Hollywood is coming to Europe, and they've chosen Junction 25 as this base! The behemoth Sunset Studios have ploughing £700m to take 91 acres in nearby greenfield. - There is further development by the Old Pond / Cheshunt Station. Further evidence of the confidence in this town's popularity for those wishing to escape London's congestion, who wish pleasant green surroundings with all the amenities needed.



FLOORPLAN

GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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