



Academia Avenue, Broxbourne,
Hertfordshire. EN10 6FW





£450,000

Freehold

Woodhouse are delighted to offer this stunning and extended 4 bedroom semi detached house situated in this sought after and recently constructed development near to Hertford Regional College. The location is great for commuters as Cheshunt and Broxbourne train stations are a short drive away and good local schools are within catchment. The ground floor consists of a well presented kitchen, WC and has been extended to create a spacious living/dining area. The first floor comprises of 3 bedrooms and a family bathroom and the top floor benefits from a spacious bedroom with en-suite. Viewing highly recommended.

TAKE A LOOK AROUND! Virtual Tour Available



Ground floor

Entrance Hall

Kitchen

4.00m x 2.50m (13' 1" x 8' 2")

Reception/Diner

6.00m x 4.50m (19' 8" x 14' 9")

WC

First floor

Landing

Bedroom 2

4.50m x 3.50m (14' 9" x 11' 6") Widest points

Bedroom 3

3.40m x 2.50m (11' 2" x 8' 2")

Bedroom 4

2.40m x 2.00m (7' 10" x 6' 7")

Bathroom

Second floor

Bedroom 1

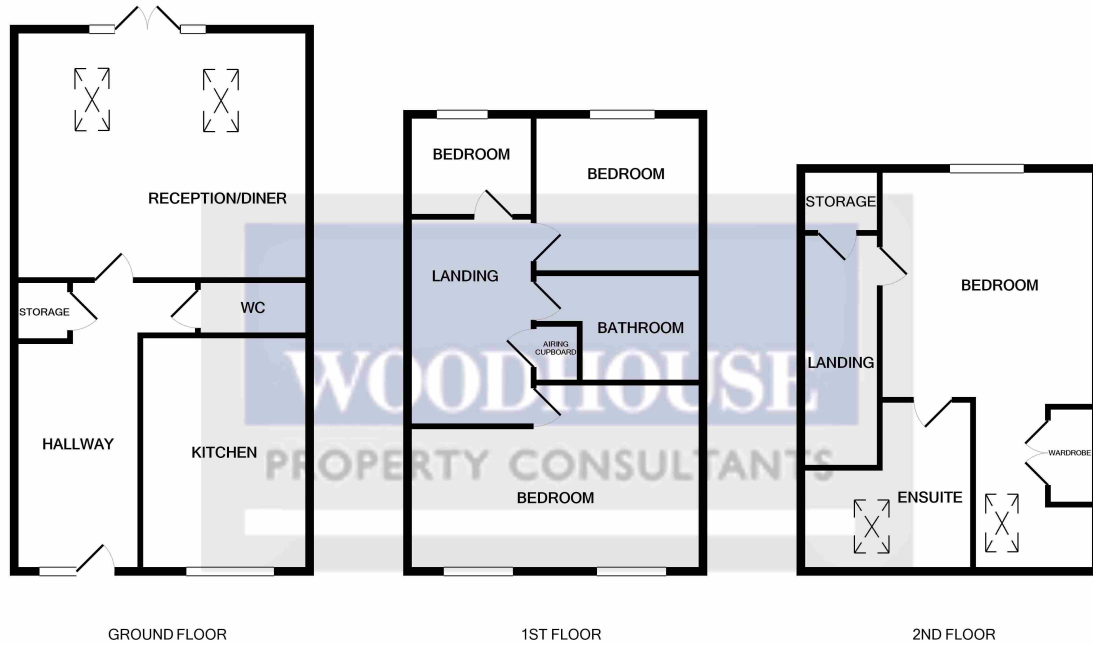
6.80m x 3.40m (22' 4" x 11' 2") Widest points

En-suite

Exterior

Garden





ACADEMIA AVENUE
Whilst every attempt has been made to ensure the accuracy of the floor plan 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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