



Sicklefield Close, West Cheshunt | EN7 6QR

£525,000 | Freehold

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RARELY AVAILABLE SEMI DETACHED BUNGALOW OFFERED CHAIN FREE with GREAT POTENTIAL TO EXTEND (STPP) and features TWO BEDROOMS/ TWO RECEPTIONS, ATTRACTIVE KITCHEN, large SHOWER/ BATHROOM, gas radiator heating, double glazing, GOOD SIZED non overlooked SOUTH EAST facing rear garden, double length CAR PORT/GARAGE alongside and AMPLE DRIVEWAY parking.





Ground Floor Entrance Porch

Double glazed sliding doors and recessed lights.

Entrance Hall

Laminate floor, radiator and cupboard housing fusebox and meters.

Kitchen

Modern fitted kitchen comprising of one and a half stainless steel sink unit with mixer tap inset to granite effect worktops, integrated oven, ceramic electric hob above and extractor hood with splash back. Range of base and eye level units, space and plumbing for dishwasher, space for fridge/freezer, ceramic tiled floor and side aspect window.

Lounge

Laminate floor, fireplace with electric feature fire place, radiator and large front aspect window.

Bedroom 1

Laminate floor, range of built in wardrobes with mirrored fronts, radiator and double glazed French doors to rear garden.

Bedroom 2/ Reception Room 2

Laminate floor, split level two radiators and double glazed French doors out to rear garden.

Shower/bathroom

Fully tiled shower cubicle, wash hand basin with vanity unit and cupboards below, low level W.C. ceramic tiled floor, fully tiled walls, radiator, extractor and window.

Rear Garden

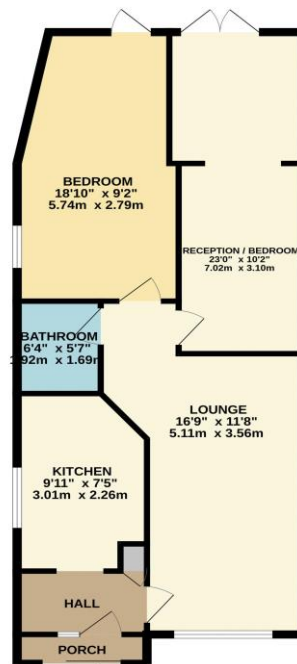
delightful relatively non-overlooked South East facing garden, raised patio area, area of lawn, mature shrubs and door access to car port/garage.

Front Driveway

Herringbone brick paved providing parking for at least three cars with low level wall.

Car Port/Garage

Double length at least, up and over electrical operated with remote, light and power, small sink, tap, work bench, space for tumble dryer and double glazed sliding doors to garden.



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.
Made with floorplan 12321

Lease Remaining
Service Charge
Ground Rent
Council Tax
EPC Rating

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Once you find the property you want to buy, you will need to carry out more investigations into the property than it is practical or reasonable for an estate agent to do when preparing sales particulars.

For example, we have not carried out any kind of survey of the property to look for structural defects and would advise any homebuyer to obtain a surveyor's report before exchanging contracts.

If you do not have your own surveyor, we would be pleased to recommend one. We have not checked whether any equipment in the property (such as central heating) is in working order and would advise homebuyers to check this. You should also instruct a solicitor to investigate all legal matters relating to the property (e.g. title, planning permission etc) as these are specialist matters in which estate agents are not qualified. Your solicitor will also agree with the seller what items (e.g. carpets, curtains etc) will be included in the sale.