



Shepherds
Property Sales & Lettings

Churchgate | Cheshunt | EN8 9DY | Offers In Excess Of £450,000



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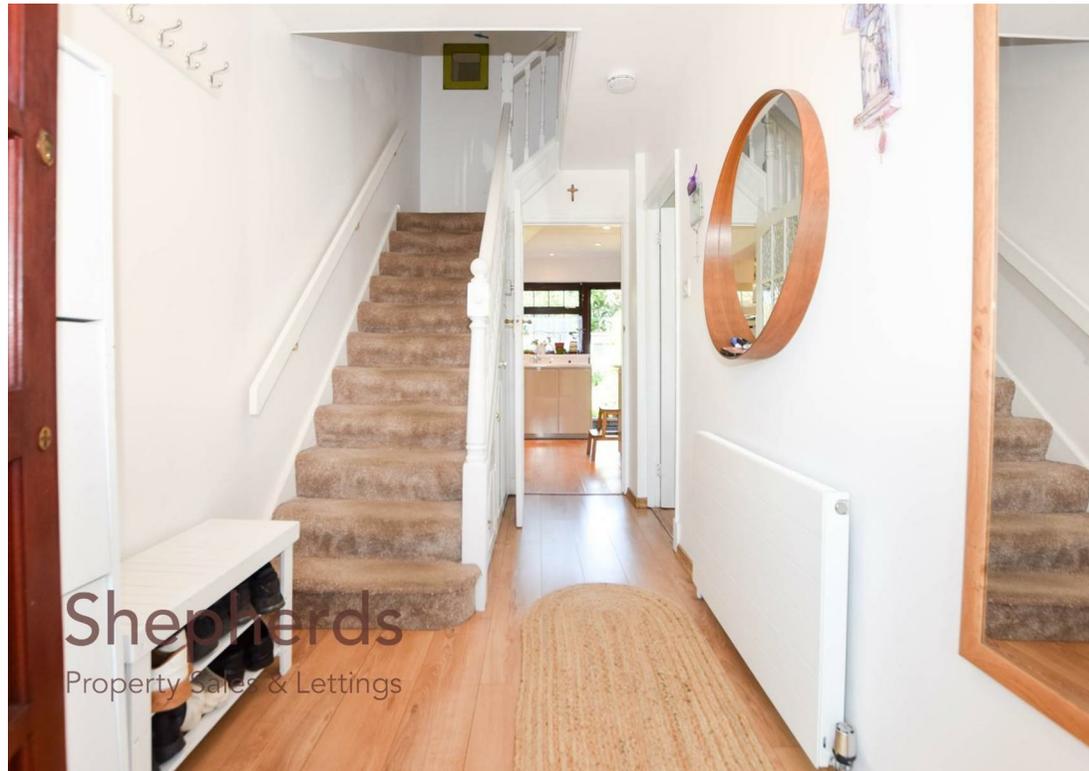


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Shepherds are pleased to market this three bedroom home, located within the popular West Cheshunt area. The property comprises of an entrance porch, hallway, spacious lounge diner, a modern kitchen, three bedrooms and a bathroom. Outside, there is a front driveway for a couple of vehicles, a rear West facing garden and a rear double garage with vehicular access. The property is ideally located, with Brookfield Farm Shopping Centre nearby, popular and highly regarded schooling, as well as, an array of transport links including Cheshunt & Cuffley Train Stations.

- Three-Bedroom Home In West Cheshunt
- Spacious Lounge Diner
- Modern Kitchen
- Newly Fitted Bathroom
- Front Driveway For Parking
- West-Facing Rear Garden
- Double Garage With Vehicular Access
- Close To Local Amenities & Transport
- Viewing Highly Recommended



Porch Door

Entrance Porch

Front Door

Entrance Hall

Lounge Diner

Kitchen

First Floor Landing

Bedroom One

Bedroom Two

Bedroom Three

Bathroom

Outside

Front Driveway

West Facing Rear Garden

Double Garage

Rear Access

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Disclaimers: 1. In-line with money laundering regulations (MLR), purchasers will be asked to produce identification documentation. 2. These particulars do not constitute part or all of an offer or contract. 3. Measurements on any of our documentation is supplied for guidance only; as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. The property - The agency has not tested; any apparatus, equipment, fixtures or services. It is in the buyer's interest to check the working condition of the aforementioned. Nothing concerning the type of construction or condition of the structure is implied from the agents' photographs. 5. EPC information - is available upon request. 6. We are not able to offer opinion, either written or verbal on the content of reports. This must be obtained from your legal representative, or relevant qualified professional. 7. Whilst care is taken in the preparation of our information, a buyer should ensure that their legal representative confirms as soon as possible all matters relating to; The title including the extent and boundaries of the property and other important matters before exchange of contracts. All interested party/parties should inspect the property prior to exchange of contracts.

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Tenure : Freehold
Council: Broxbourne Borough
Tax Band: D



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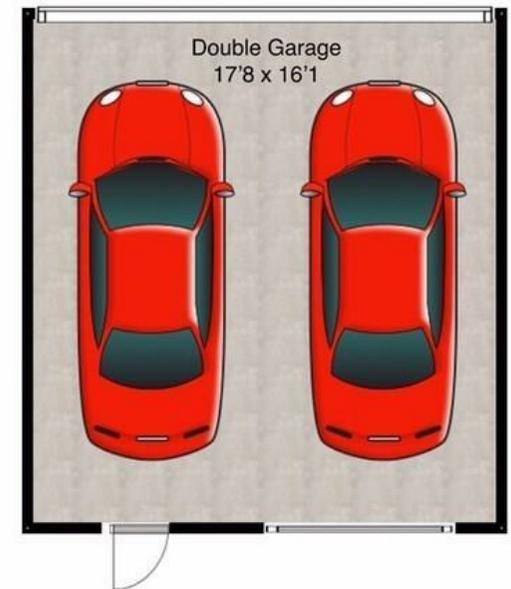
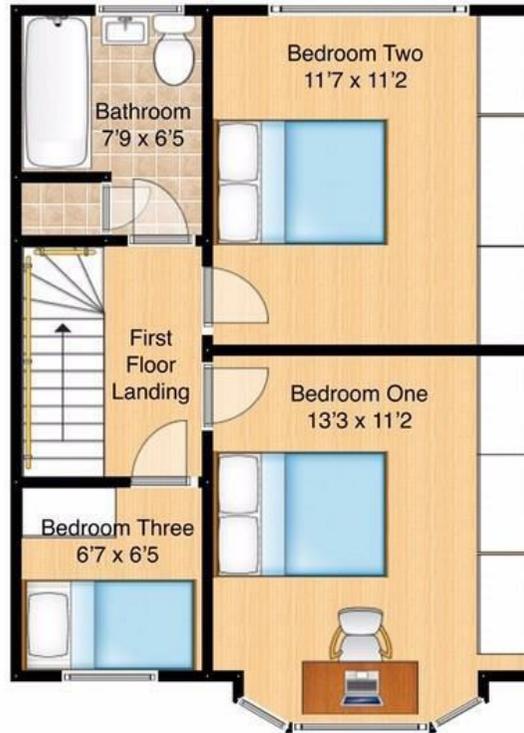


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Churchgate, West Cheshunt, Hertfordshire



This floorplan is for guidance only and may not be accurate. Shepherds have added the floor coverings and furniture as a visual guide only and items shown will not be included. This floorplan is covered by the copyright act and must not be reused or edited without permission from Shepherds Estate Agents LTD.



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