

Shepherds
Property Sales & Lettings

Kingsmead I Cheshunt I EN8 0EG I Guide Price £550,000


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Guide Price - £550,000 - £575,000 - Shepherds Estate Agents are delighted to present to the market this beautifully presented four bedroom, extended, detached family home, ideally situated within a highly sought after residential location. The ground floor accommodation features a porch which leads into hallway, offering service to a stylish and modern fitted kitchen / breakfast room with ample storage and workspace, a separate utility room, an inviting living room, a conservatory and a WC. Upstairs, on the first floor you are met with three generously sized bedrooms and a family bathroom whilst on the second floor includes the superb principal bedroom suite benefiting from its own en-suite shower room. Externally, the property continues to impress with a beautifully landscaped rear garden and to the front, there is a private driveway offering off-road parking. Conveniently located close to a range of highly regarded local schools, excellent transport links, and a fantastic selection of amenities, including Brookfield Farm Shopping Centre.

Note: Some photographs may have been digitally enhanced, and furniture may have been added / removed using AI-generated imagery for illustrative purposes only.

- Extended Detached Family Home
- Four Generously Sized Bedrooms
- Superb Principal Bedroom With En-Suite
- Modern Kitchen / Breakfast Room
- Separate Utility Room
- Living Room And Garden Room
- Beautifully Landscaped Rear Garden
- Private Driveway With Off-Road Parking
- Sought-After Location Near Excellent Amenities





Front Door

Porch

Hallway

Kitchen / Breakfast Room
17'5 x 7'4

Utility Room
11'2 x 6'7

Lounge Diner
18'4 x 10'9

Garden Room
9'11 x 7'11

WC

First Floor Landing

Bedroom Two
12'3 x 11'3

Bedroom Three
11'3 x 9'3

Bedroom Four
8'11 x 8'2

Shower Room
8'1 x 5'11

Second Floor

Principle Bedroom Suite
18'1 x 14'4

En Suite

Externally

Driveway

Front Garden

Rear Garden











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:	**E**


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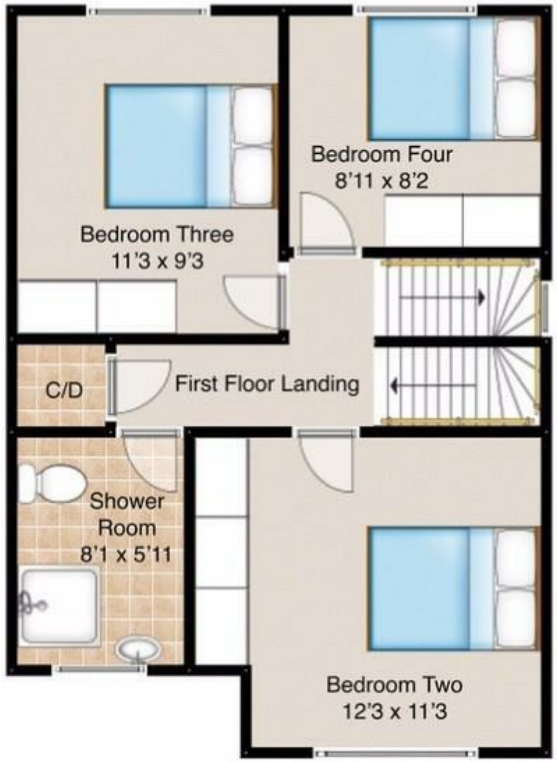

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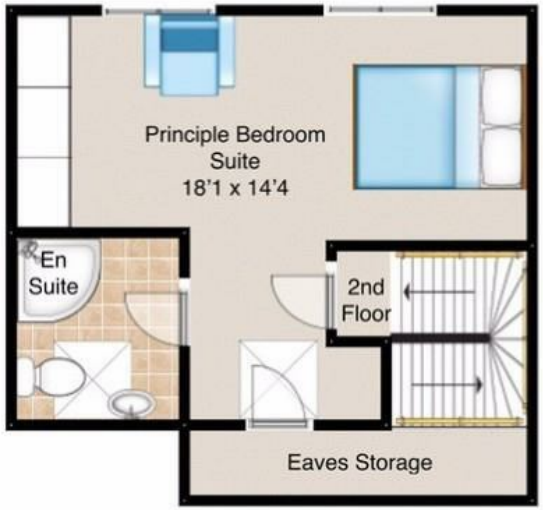
Kingsmead, Cheshunt, Hertfordshire

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Denotes Skylight

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.



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The Property Ombudsman