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Highbury Avenue, Hoddesdon, EN11 9HH |  
£425,000 | Freehold

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Situated in a sought-after location, this chain-free three bedroom semi-detached house offers a prime opportunity for potential buyers looking to put their own stamp on a property. The south facing garden provides a tranquil outdoor space, with the potential to extend to the rear and into the loft space (subject to planning permission). The property benefits from off-street parking, ensuring convenience for residents. Inside, the entrance hall leads to a spacious through lounge / dining room, ideal for both relaxing and entertaining guests. The fitted kitchen and bathroom with separate w.c. add to the practicality of the home. Additional features include double glazed windows and gas central heating, ensuring comfort throughout all seasons. The property is conveniently located within walking distance of Rye House railway station and Hoddesdon town centre, offering easy access to local amenities and transport links.

#### Key features

- Chain free three bedroom semi-detached house
- Potential to extend to the rear and into loft space (subject to planning permission)
- Entrance hall, through lounge / dining room
- Double glazed windows
- South facing rear garden
- Off-street parking
- Fitted kitchen and bathroom with separate w.c.
- Gas central heating



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### Opening Times

Mon	9am to 6.30pm
Tues	9am to 6.30pm
Wed	9am to 6.30pm
Thurs	9am to 6.30pm
Fri	9am to 6.30pm
Sat	9am to 5.00pm
Sun	Closed



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon. Potential buyers are advised to recheck the measurements.