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Glamis Close, West Cheshunt | EN7 6JB

£399,995 | Freehold

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This WELL PRESENTED and SPACIOUS THREE BEDROOM house with OFF STREET PARKING, double glazed windows, GAS CENTRAL HEATING, attractive kitchen and bathroom / w.c., APPROX. 40' REAR GARDEN.



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Entrance Hall

Double glazed window to front, stairs to first floor, under stairs storage cupboard, wood veneer flooring, additional storage cupboard, radiator and doors to:

Lounge

Double glazed window to rear, radiator, wood veneer flooring, TV aerial point and opening to:

Kitchen/Diner

Kitchen Area: Double glazed window to front, fitted with a range of wall and base units work surface over incorporating stainless steel sink with mixer tap, plumbing for washing machine, space for cooker, extractor hood, space for fridge/freezer, tile effect flooring, storage cupboard.
Dining Area: Double patio doors to rear leading to garden, radiator, coved ceiling, wood veneer flooring

First Floor Landing

Airing cupboard and doors to:

Bedroom One

Double glazed window to rear, coved ceiling, radiator.

Bedroom Two

Double glazed window to rear, coved ceiling, radiator, access to loft space.

Bedroom Three

Double glazed window to front, coved ceiling, radiator, fitted wardrobes

Bathroom

Double glazed window to front, panel enclosed bath with separate electric shower above, pedestal wash hand basin, radiator.

Separate W/C

Double glazed window to front, low level W.C.

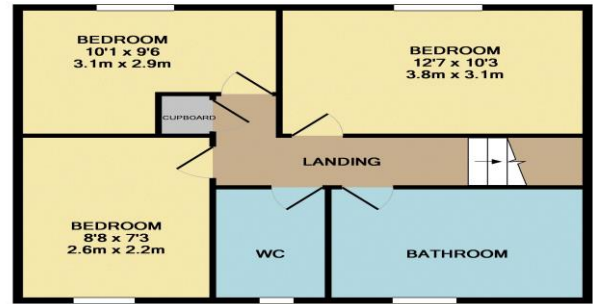
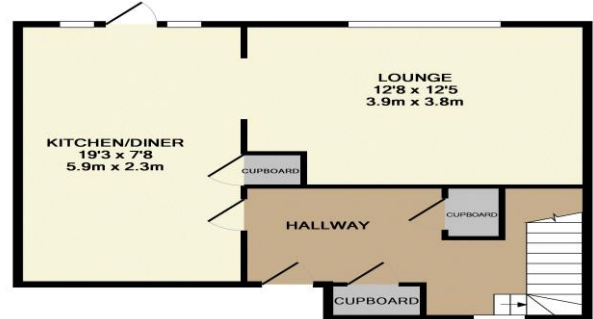
Exterior

Front Garden

Small garden with driveway providing off street parking.

Rear Garden

Westerly facing rear garden extending to approximately 40'. The garden is mainly laid to lawn with patio area, outside light, rear pedestrian access and garden shed.



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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Council Tax | D
 EPC Rating | C

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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.