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Campine Close, West Cheshunt, EN8 0UH |  
£459,995 | Freehold



## Campine Close, West Cheshunt, EN8 0UH

This THREE/FOUR BEDROOM semi detached property in the heart of WEST CHESHUNT benefits from spacious accommodation, DOWNSTAIRS W/C, OFF STREET PARKING, and utility room. With just a short walk to the BROOKFIELD SHOPPING CENTRE and surrounded by multiple transport links including CHESHUNT STATION. The property itself comes with GRANTED PLANNING PERMISSION for a double storey side extension and loft dormer.

### Key features

- Four Bedrooms
- Semi Detached
- Downstairs W/C
- Well Presented
- Kitchen/Diner
- Off Street Parking
- Potential To Extend (STPP)

### Property Information

Tenure

Freehold

Council Tax

E

EPC Rating

D

Local Authority

Broxbourne Borough Council



**Paul Wallace Estate Agents**  
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 Opening Times

Mon - Fri	9 am to 6:30 pm
Sat	9 am to 5:30 pm
Sun	Closed
Bank Hols	Closed

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Cheshunts leading estate agent.  
Please get in touch for your free  
property valuation.



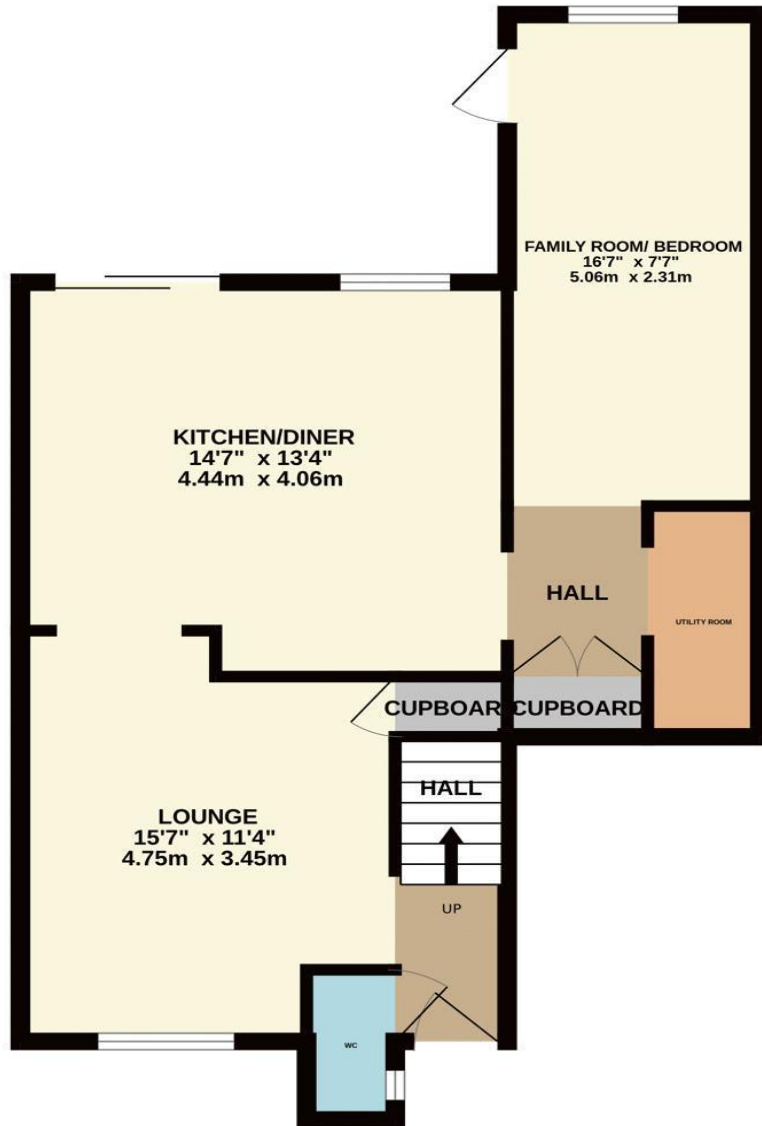




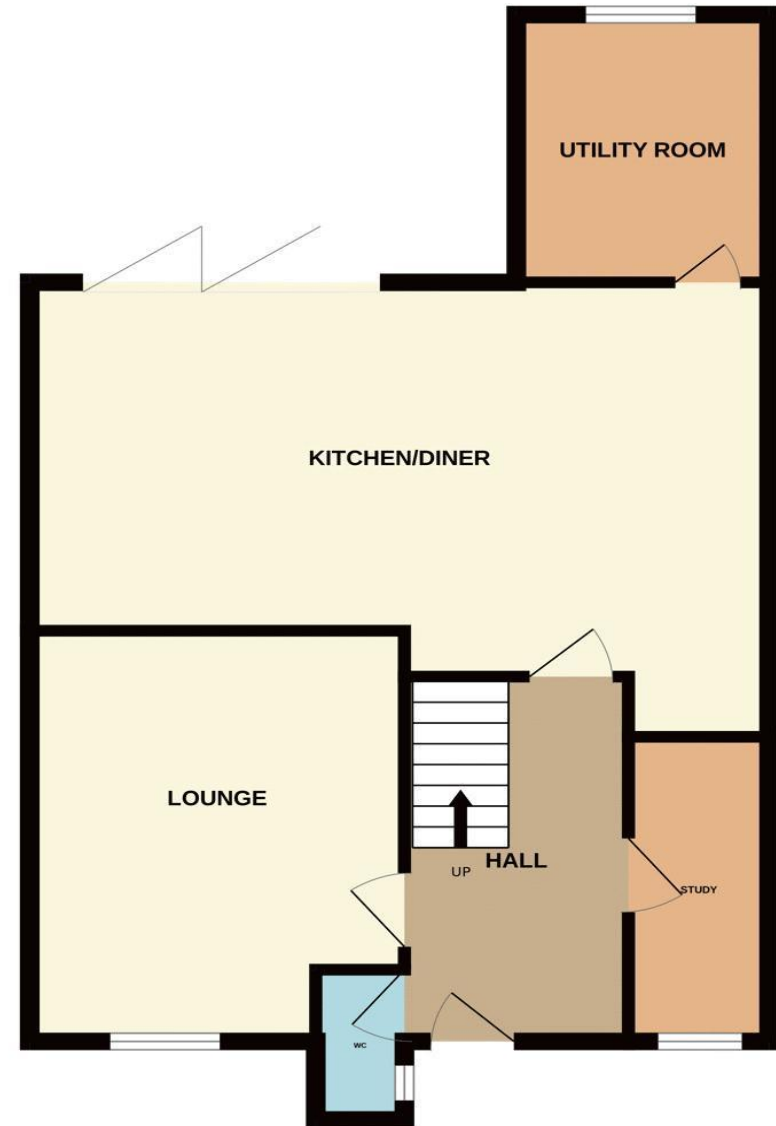




GROUND FLOOR  
567 sq.ft. (52.7 sq.m.) approx.



PROPOSED GROUND FLOOR  
645 sq.ft. (59.9 sq.m.) approx.











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Registered Address: Unit 3 The Brookfield Centre, Cheshunt, Herts, EN8 0NN Company Registration Number: OC414280 | VAT Number: 276958046©2022 Paul Wallace Group LLP trading as Paul Wallace Estate Agents



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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 measurements.