



 paulwallace

Lucern Close, Waltham Cross, EN7 6UU |  
£579,995 | Freehold



## Lucern Close, Waltham Cross, EN7 6UU

This BEAUTIFULLY PRESENTED FOUR BEDROOM link detached property in the heart of SOUGHT AFTER WEST CHESHUNT benefits from a part converted garage being used as a separate dining area, an EN-SUITE TO MASTER BEDROOM along with dressing room. Situated in a quite cul-de-sac and boasting a WEST FACING REAR GARDEN. With gas central heating and double glazed windows throughout.

### Key features

- Four Bedrooms
- Beautifully Presented
- Dressing Room
- West Facing Garden
- Link Detached
- En-Suite To Master
- Part Converted Garage
- Gas Central Heating

### Property Information

Tenure

Freehold

Council Tax

E

EPC Rating

D

Local Authority

Broxbourne Borough Council



**Paul Wallace Estate Agents**  
Brookfield Centre  
Cheshunt  
Hertfordshire  
EN8 0NN



01992 781100



cheshunt@paulwallace.co.uk



www.paulwallace.co.uk



**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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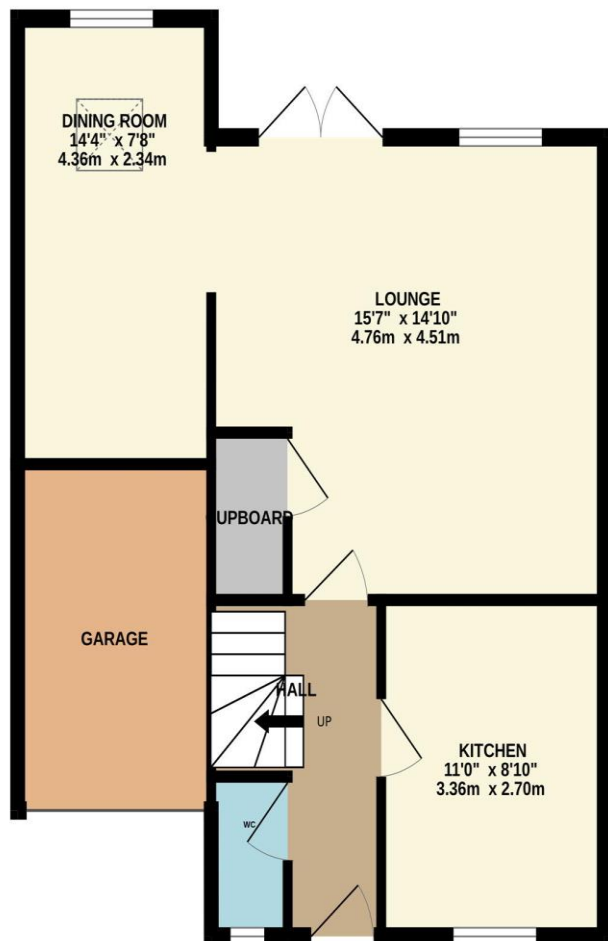




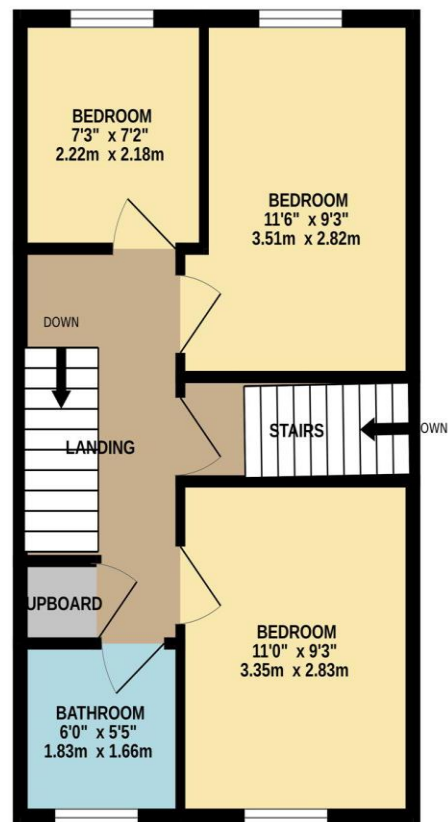




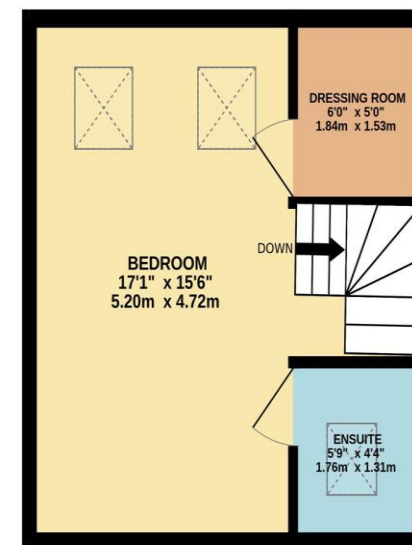
GROUND FLOOR  
598 sq.ft. (55.6 sq.m.) approx.



1ST FLOOR  
402 sq.ft. (37.4 sq.m.) approx.



2ND FLOOR  
263 sq.ft. (24.5 sq.m.) approx.



TOTAL FLOOR AREA : 1264 sq.ft. (117.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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