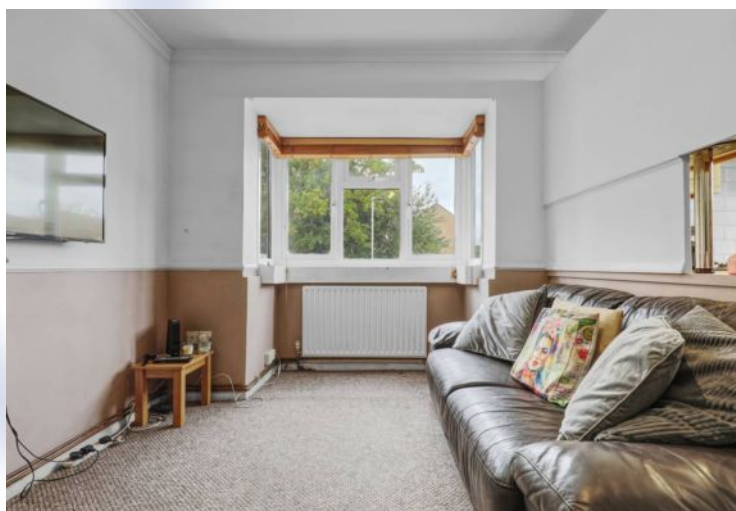




Leaforis Road, Cheshunt

£300,000 Freehold

End-of-Terrace House • CHAIN FREE • 1 Bedroom • Allocated Parking • Gas Central Heating • Double Glazing • West Cheshunt • Private Front Garden with Shed



Accommodation Comprises:

Lounge / Diner

11' 9" x 16' 9" (3.57m x 5.11m)

Kitchen

Landing

Bedroom

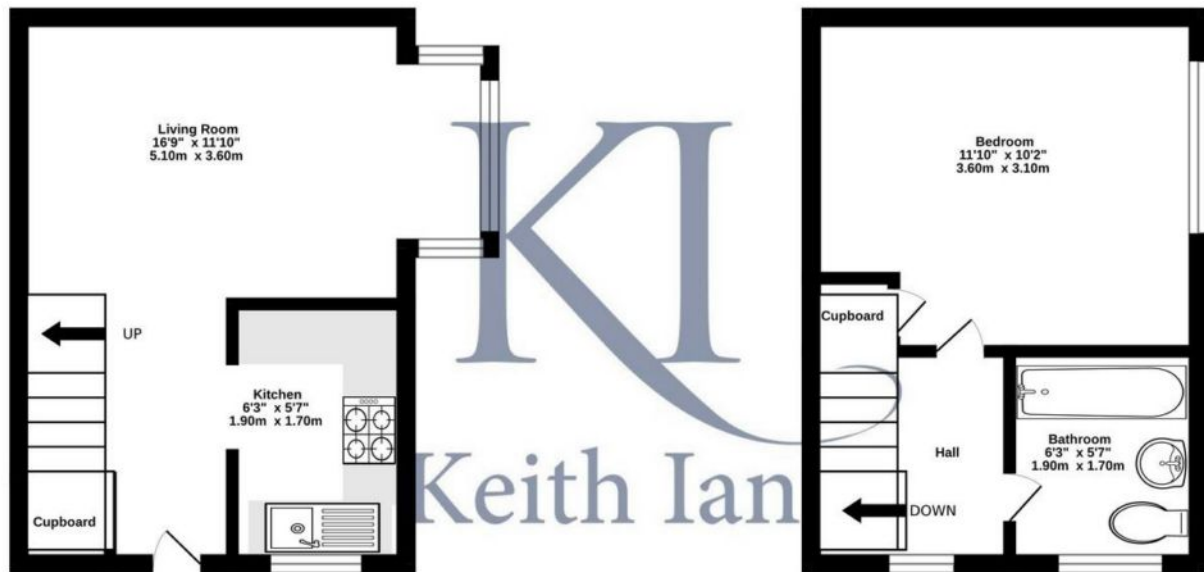
10' 8" x 11' 9" (3.25m x 3.57m)

Bathroom



Ground Floor
213 sq.ft. (19.8 sq.m.) approx.

1st Floor
198 sq.ft. (18.4 sq.m.) approx.



TOTAL FLOOR AREA : 411 sq.ft. (38.2 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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		91
(81-91) B		
(69-80) C		66
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
		EU Directive 2002/91/EC



Keith Ian are pleased to offer this CHAIN-FREE, one-bedroom end-of-terrace house, located in a sought-after area in West Cheshunt. The property benefits from a private front entrance with garden and shed, and allocated parking. Inside, there is a bright living area with a bay window, providing space for both seating and dining, and an open staircase leading to the first floor. Further features include gas central heating and double glazing throughout. The property offers easy access to the A10 and M25, making it ideal for commuters or first-time buyers looking for a well-connected, low-maintenance home.

The location offers a friendly community atmosphere, with local shops, cafes, and essential amenities all within easy reach. Residents benefit from excellent transport links, making commuting to the city straightforward and stress-free. The area is known for its welcoming spirit, local businesses, and convenient access to green spaces for outdoor leisure. With its blend of modern comforts, practical features, and a sought-after end-of-terrace position, this property is not to be missed. Early viewing recommended.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: