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69 Markwick Avenue, Cheshunt, EN8 9FP

Guide Price £725,000

GUIDE PRICE £725,000-£750,000

Nestled in the desirable area of Markwick Avenue, Cheshunt, this splendid detached house offers a perfect blend of comfort and modern living. With four spacious bedrooms, off street parking for two cars and a garage, this property is ideal for families seeking both space and convenience.

Upon entering, you are greeted by a welcoming reception room that sets the tone for the rest of the home. The heart of the house is undoubtedly the contemporary kitchen and dining area, which features bi-folding doors that seamlessly connect the indoor space to the charming rear garden. This design not only enhances natural light but also creates an inviting atmosphere for entertaining guests or enjoying family meals.

The property boasts an ensuite bathroom, providing a private retreat for the master bedroom, while a ground floor cloakroom adds to the practicality of the home. Families will appreciate the proximity to Goffs Churchgate



- Door To**

Hallway

Cloakroom

Lounge
20'1 x 11'3 (6.12m x 3.43m)

Kitchen/Diner
20'1 12'4 (6.12m 3.76m)

First Floor Landing

Bedroom
10'2 x 10'8 to fitted wardrobe (3.10m x 3.25m to fitted wardrobe)

En-suite Shower Room

Bedroom
12'7 x 8'11 into fitted wardrobe (3.84m x 2.72m into fitted wardrobe)

Bedroom
10'10 x 10'10 into fitted wardrobe (3.30m x 3.30m into fitted wardrobe)
- Bedroom**
11'6 x 9'2 narrowing to 6'9 (3.51m x 2.79m narrowing to 2.06m)

Bathroom

Garage

Front Garden
Paved for off street parking and laid lawn with shrubs

Rear Garden

Reference
CH6541/PL/PL/PL/08042025

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		93
(81-91) B	85	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales EU Directive

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		

England & Wales EU Directive 2002/91/EC



IMPORTANT NOTICE TO PROSPECTIVE PURCHASERS

We are not qualified to test any apparatus, equipment, fixtures and fittings or services so cannot confirm that they are in working order or fit for their intended purpose. We do not have access to property deeds or lease documents so prospective purchasers should rely only on information given by their solicitors on relevant matters. Measurements are approximate and are only intended to provide a guide.

