



**WESTWOODLEBER**  
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Walton Road, Hoddesdon, EN11 0LN  
£425,000





## Walton Road, Hoddesdon, EN11 0LN

**\*\* PLANNING PERMISSION GRANTED TO EXTEND AND DO A LOFT CONVERSION \*\*** Westwood Leber are delighted to bring to the market this beautifully presented three bedroom family home located just a short walk from Rye House Rail Station. This property has been tastefully updated by the current owners and offers versatile accommodation comprising a large living room, recently refitted kitchen/breakfast room, 3 well sized bedrooms, first floor family bathroom and a utility in one of the external outbuildings. Externally the property benefits from a large rear garden which leads to off street parking. We would highly recommend an internal viewing!

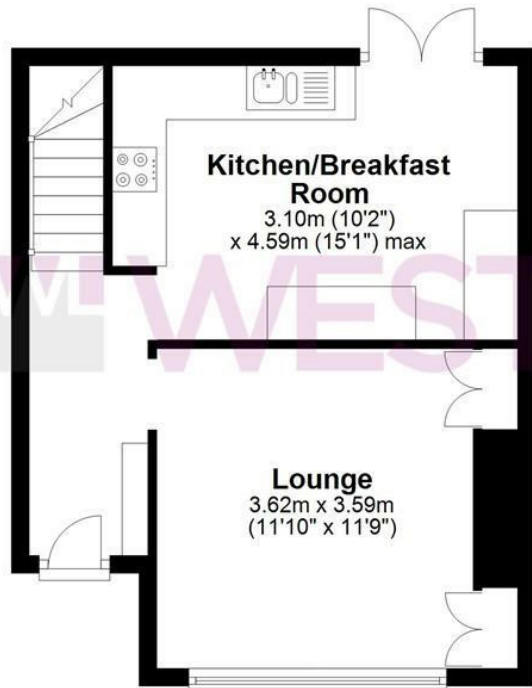


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### Ground Floor

Approx. 35.9 sq. metres (386.4 sq. feet)



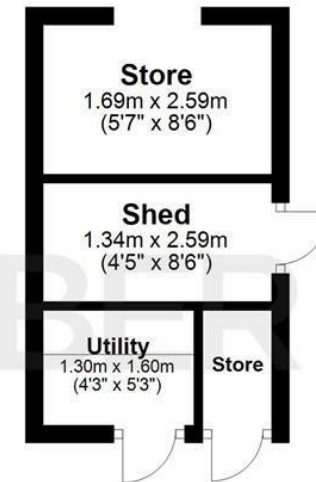
### First Floor

Approx. 45.1 sq. metres (485.3 sq. feet)



### Outbuilding

Approx. 11.6 sq. metres (124.7 sq. feet)



Total area: approx. 92.6 sq. metres (996.5 sq. feet)

THE FLOORPLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND IS NOT TO SCALE. Measurements and features are approximate and may differ from the actual property. Verify all details independently; no liability is accepted for errors or omissions.

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