



**4 Bed  
House - Detached  
located in Cuffley**



Tolmers Avenue  
Cuffley  
EN6 4QE

Situated in this highly sought after avenue, this well presented four bedroom detached house has the benefit of lapse planning permission for extension to side and rear. This corner plot is just under one fifth of an acre. Full details available from agent.



## Offers In The Region Of £1 150 000

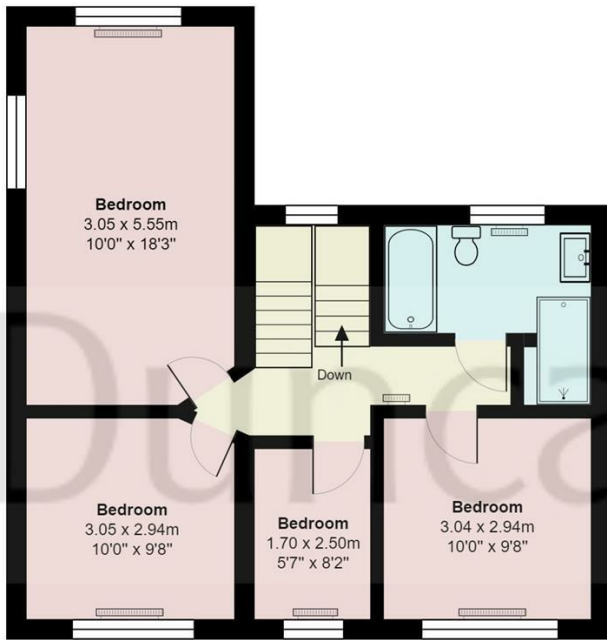
Located in the sought-after location of Tolmers Avenue, Cuffley, this charming detached house from the 1930s/1950s offers a perfect blend of character and modern living. Boasting two reception rooms, four bedrooms, and a well-presented modern kitchen and bathroom, this property is sure to impress.

Situated on a generous corner plot of just under 1/5th of an acre, this home provides ample space both inside and out. The lapsed planning permission for an extension to the side and rear opens up exciting possibilities for customisation and expansion, allowing you to tailor the property to your exact needs and desires.

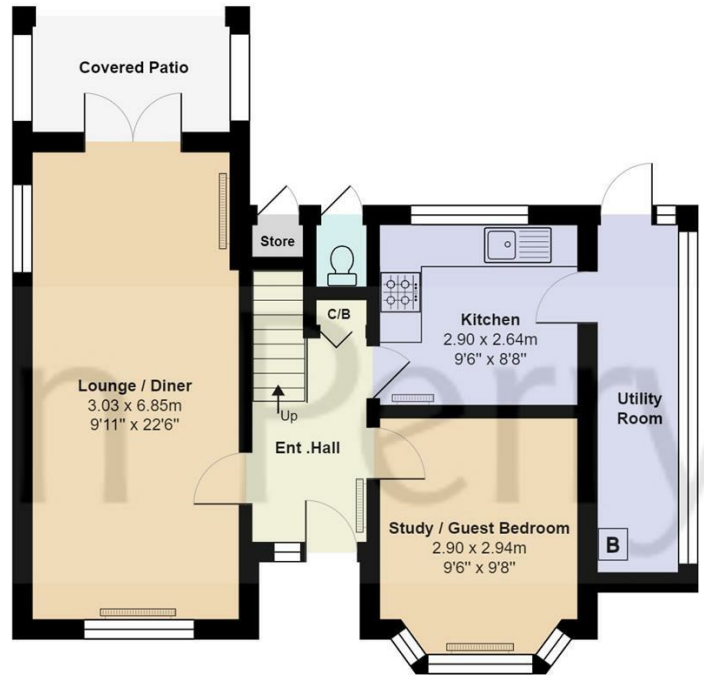
Whether you're looking to relax in one of the two reception rooms, unwind in the modern bathroom, or enjoy the tranquillity of the spacious bedrooms, this house offers a comfortable and inviting atmosphere for you to call home.

Don't miss out on the opportunity to own this delightful four-bedroom detached house in a prime location with great potential for further development. Book a viewing today and step into the future of your dream home!





**First Floor**  
Area: 56.8 m<sup>2</sup> ... 611 ft<sup>2</sup>



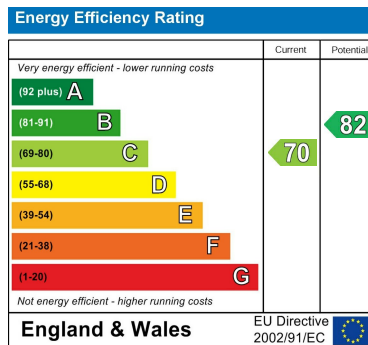
**Ground Floor**  
Area: 60.6 m<sup>2</sup> ... 653 ft<sup>2</sup>

## Tolmers Avenue, Hertfordshire EN6

Total Area: 117.4 m<sup>2</sup> ... 1264 ft<sup>2</sup>

All measurements are approximate and for display purposes only

# Duncan Perry



### DIRECTIONS

Please refer to Google Maps using postcode.

### CONTACT

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