



**Blackadder Cottages Nazeing Road, Nazeing Waltham
Abbey EN9 2HX**

welcome to

Blackadder Cottages Nazeing Road, Nazeing Waltham Abbey

William H Brown are delighted to bring to market this CHAIN FREE stunning extended two bedroom semi detached family home situated in a popular Nazeing / Broxbourne location. Call today to avoid missing out!

Accommodation Comprises

Entrance Hall

Oak flooring, Three storage cupboards, radiator

Shower Room

Double glazed window to front aspect, tiled floor, tiled walls, vanity unit with inset wash hand basin, low level flush wc, chrome heated towel radiator, shower cubicle

Lounge

23' 4" max into bay window x 11' 11" max (7.11m max into bay window x 3.63m max)

Bay window to front aspect with shutters, two radiators, oak wood floor, working fireplace

Dining Room

8' 5" x 8' 9" (2.57m x 2.67m)

French doors to rear garden, oak wood floor

Kitchen

17' 9" x 6' 2" (5.41m x 1.88m)

Double glazed window to side aspect, double glazed window to rear aspect, a range of wall and base units with complimenting worktops, integrated oven, integrated fridgefreezer, free standing dishwasher, induction hob and overhead extractor, radiator, tiled walls and tiled floor

Utility Room

4' 3" x 3' 7" (1.30m x 1.09m)

Boiler, Door to rear aspect, worktop, tiled walls, tiled floor, plumbing for washing machine

First Floor Landing

Double glazed window to side aspect,

Bedroom One

17' 1" max x 11' max (5.21m max x 3.35m max)

Two windows to front aspect with shutters, wood floor, Built in wardrobes

Bedroom Two

12' max into wardrobe x 8' 10" (3.66m max into wardrobe x 2.69m)

Double glazed window to rear aspect, wood floor, radiator, two built in wardrobes

Bathroom

Double glazed window to rear aspect, large walk in shower, low level flush wc, stand alone bath, sink, fully tiled giving the bathroom a cleanfresh look, bidet, radiator

Loft Space

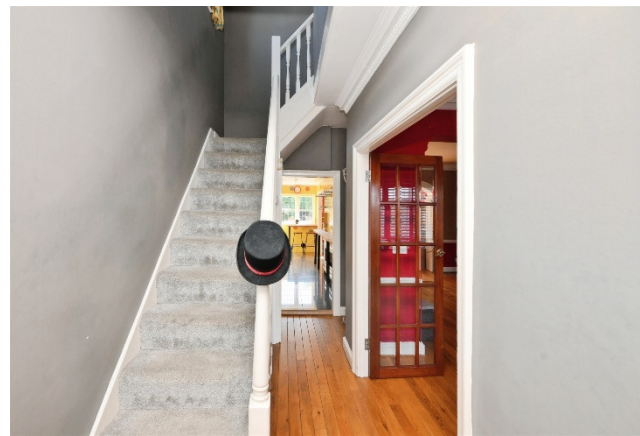
15' 2" x 12' 6" (4.62m x 3.81m)

Velux to front and rear, wood floor, storage cupboards

Exterior

The driveway can comfortably fit three cars, making parking easy for family and guests. The garden includes a lovely patio area with a table and chairs, perfect for outdoor dining, plus a charming shingled section with a wooden frame for hammocks, and a neatly partitioned lawn area. The lawn area also has a large shed with electricity. And also electric outside the back door.





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welcome to

Blackadder Cottages Nazeing Road, Nazeing Waltham Abbey

- Semi Detached
- Two / Three Bedrooms
- Two Bathrooms
- Spacious Accommodation Throughout
- Driveway and garage

Tenure: Freehold EPC Rating: E
Council Tax Band: D

offers in excess of

£475,000



Total floor area 103.3 m² (1,112 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Property Ref:
BRX109227 - 0006

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