



**Glenester Close, Hoddesdon EN11 9LW**

**welcome to**

**Glenester Close, Hoddesdon**

WILLIAM HO BROWN are delighted to offer for sale this spacious and beautifully presented THREE BEDROOM SEMI DETACHED family home boasting an extensive range of stunning features and situated within the ever popular Hundred Acre development. An opportunity not to be missed!



## **Accommodation Comprises**

### **Entrance Hall**

Stairs to first floor with understairs cupboard under, door to LOUNGE.

### **Downstairs Cloakroom**

7' x 2' 7" ( 2.13m x 0.79m )

With window to rear aspect, WC, sink unit.

### **Lounge**

11' 8" max x 14' 3" max ( 3.56m max x 4.34m max )

Window to front aspect, doors to KITCHEN.

### **Kitchen / Diner**

15' 1" x 11' 3" ( 4.60m x 3.43m )

With a range of wall and base units with work surfaces, sink unit, hob and extractor fan, integrated fridge freezer, dishwasher and double oven. Doors and windows to LEAN TO/CONSERVATORY

### **Lean To / Conservatory**

11' 3" x 7' 3" ( 3.43m x 2.21m )

Space for washing machine, door to WC, windows and doors leading to garden.

### **First Floor Landing**

Doors to bedrooms, bathroom and airing cupboard.

### **Bedroom 1**

14' 4" max x 9' ( 4.37m max x 2.74m )

Window to front aspect, space for wardrobes.

### **Bedroom 2**

11' 8" max x 9' ( 3.56m max x 2.74m )

Window to rear aspect.

### **Bedroom 3**

9' 3" max x 6' ( 2.82m max x 1.83m )

Window to front aspect.

### **Refitted Bathroom**

7' 2" x 5' 8" ( 2.18m x 1.73m )

Panel enclosed bath with shower attachment, low level flush WC, sink unit with vanity below, fully tiled walls, window to rear aspect, heated towel rail.

## **Exterior**

Rear garden being lawned with paved pathway, fenced boundaries. Rear vehicular access and GARAGE to rear measuring 17'3 x 5'2 with further parking. Light and power connected, up and over door and door from garden.



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welcome to

## Glenester Close, Hoddesdon

- Immaculate 3 Bedroom Semi Detached House
- Downstairs Cloakroom & Conservatory/Lean To
- Spacious Modern Kitchen/Kiner
- Family Lounge
- Luxury Family Bathroom
- Garage to Rear

Tenure: Freehold EPC Rating: D

offers in excess of

**£420,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
HSD111714 - 0008

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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