



JR Sales & Lettings

**Rosedale Way
West Cheshunt**



**£168,995
Leasehold**

We are delighted to present this well-maintained one-bedroom maisonette retirement apartment, available to buyers aged 60 and over. Situated in a peaceful development, the property offers the rare benefit of its own private front door, along with bright and spacious living accommodation.

The home features a generous living/dining room, a modern fitted kitchen, and a double bedroom with built-in wardrobes. Further benefits include double glazing, electric heating, communal gardens, and the added advantage of being chain free. Early viewing is strongly recommended to avoid disappointment.

- **One-bedroom first-floor retirement maisonette for residents aged 60 and over**
- **Private front door with stairs leading to spacious accommodation**
 - **Bright and airy living/dining room with dual aspect windows**
 - **Modern fitted kitchen with integrated oven and hob**
 - **Double bedroom with fitted wardrobes**
- **Three-piece bathroom suite with vanity unit and shower attachment**
 - **Electric heating and uPVC double glazing throughout**
- **Useful loft space and internal storage cupboards**
 - **Access to attractive communal gardens with seating areas**
 - **Offered chain free – early viewing highly recommended**

Entrance Hall

Entry via private front door leading through to entrance hall. Stairs rising to first floor landing. Door to living/dining room.

Living/Dining Room

21'7" x 12'7"
Two uPVC double glazed windows to the front aspect. TV and power sockets. Electric storage heater. Storage cupboard. Ceiling coving. Door to hallway.

Hallway

Doors leading through to kitchen, bedroom, bathroom and airing cupboard. Access to loft via drop down hatch.

Kitchen

9'6" x 5'6"
A fully fitted kitchen with a range of eye and base level units with a rolled edge worktop over, inset with a stainless sink unit with a chrome mixer taps and drainer to side. Built-in-oven and hob. Space for a freestanding tall fridge/freezer. Space and plumbing for a freestanding washing machine. Electric heater. uPVC double glazed window to the rear aspect.

Bedroom 1

10'0" x 9'10"
uPVC double glazed window to the rear aspect. Electric heater. Fitted wardrobes.

Bathroom

Comprising of a three piece suite with a low level WC. Vanity unit with wash hand basin. Bath with shower attachment. Heated towel rail. uPVC double glazed window with obscure glass to the side aspect.

Exterior

The property benefits from access to a communal garden with seating areas. The garden is mainly laid to lawn with various flower beds and shrubs to the borders.





