



66 ELMFIELD ROAD, POTTERS BAR EN6 2JL

Offers In The Region Of £649,750 | Freehold

ANDREW WARD^{EST. 1988}
ESTATE AGENTS



Property Overview

This delightful three double bedroom double fronted detached bungalow features off street parking for two cars on a gravelled driveway, the shared drive provides access to the garage and there is a secluded 80ft rear garden with side access.

The accommodation includes a welcoming entrance hall, the lounge has double doors to the rear garden, a kitchen/diner, three good sized bedrooms and a bathroom. The property offers a great deal of flexibility as one of the bedrooms could easily be used as a further reception room.





Property Features

- LOUNGE: 12'11 x 11'11
- KITCHEN/DINER: 11'11 x 9'2
- GARAGE: 15'5 x 8'2
- REAR GARDEN: 80FT IN LENGTH
- OFF STREET PARKING
- BEDROOM 1: 15'1 x 10'6
- BEDROOM 2: 13'1 x 8'3
- BEDROOM 3: 10'2 x 8'11
- BATHROOM
- POTENTIAL TO EXTEND (STPP)

Agents Notes

There is enormous potential to extend the property, subject of course to the usual planning consents.

EPC RATING: D

COUNCIL TAX BAND: E

GROUND FLOOR
863 sq.ft. (80.2 sq.m.) approx.



TOTAL FLOOR AREA : 863 sq.ft. (80.2 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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