



**FINE & COUNTRY**

Canton Close | Goffs Oak | EN7 5PD | £2,150,000





# Canton Close | Goffs Oak | EN7 5PD

Welcome to Canton Close, Goffs Oak- a stunning new build property nestled in a gated community with a private nature reserve. This modern detached house, built by the renowned builder Taylor Wimpey in 2017, offers a luxurious lifestyle with a 10-year builder's warranty for peace of mind.

As you step into this 3,573 sq ft home, you are greeted by a grand reception hall leading to four spacious reception rooms including a dining room, study, living room, and a garden room. The heart of the home is the splendid kitchen/breakfast family room, equipped with top-of-the-line Miele appliances, perfect for culinary enthusiasts.

Upstairs, the first floor boasts an oak finished galleried landing with three light tunnels, a principal bedroom suite with en-suite shower and dressing room, two additional double bedroom suites with en-suite shower rooms, two more double bedrooms, and a family bath/shower room. The property also features a large driveway with parking for 6 cars, a detached double garage with electric doors, and a rear garden with an extensive patio and a side plot - ideal for outdoor entertaining.

This exclusive development offers security gates and entry phone for added privacy and security. The property's solid ground and first floor with underfloor heating ensures comfort throughout the home. With ample space, high-end finishes, and a prime location, this property at Canton Close is a rare find that combines luxury living with modern convenience.

Due to the nature of the property there is a Maintenance charge that covers the gardening, lighting, electric gates and the developments drainage system

- Detached House, 5 Double Bedrooms
- 4 Reception Rooms & Kitchen/Breakfast/Family
- Under Floor Heating Throughout
- Fitted Wardrobes to 4 Rooms
- Double Garage & Parking
- Communal Nature Reserve
- Large Plot 0.39 of an Acre
- Double Glazed Windows
- Miele Appliances





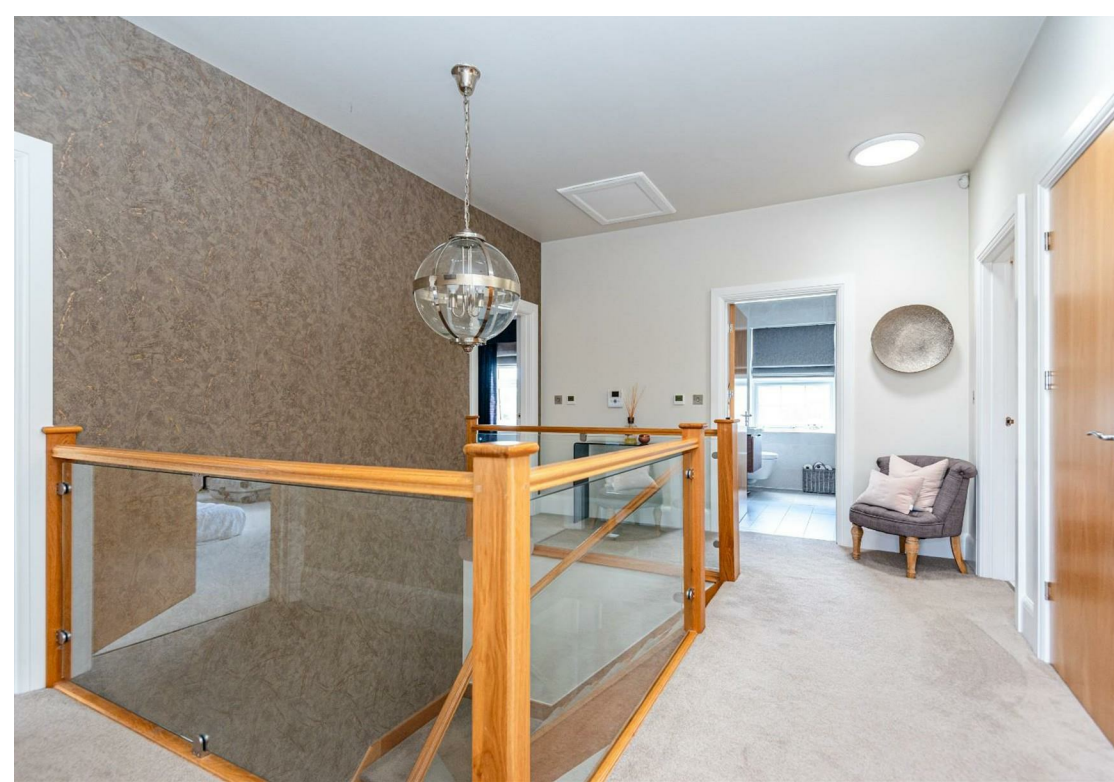
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Tenure: Freehold  
 Council: Broxbourne Borough Council  
 Tax Band: H





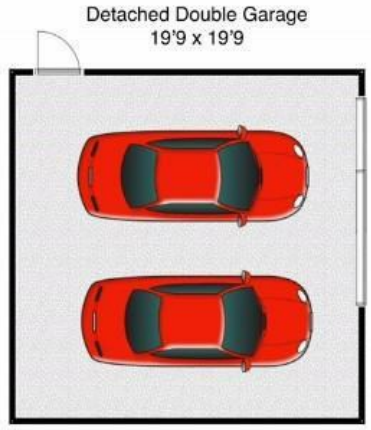
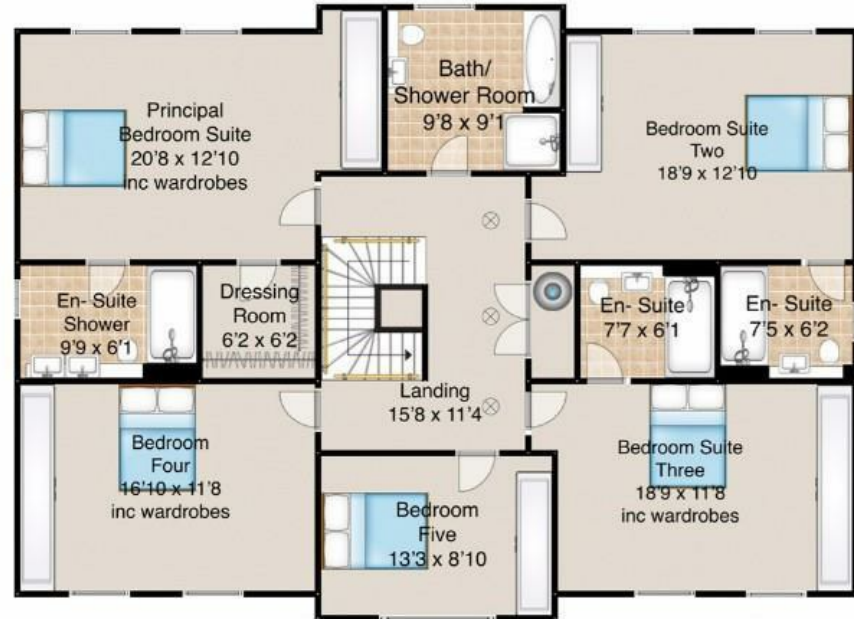








Canton Close  
 Off Halstead Hill  
 Cheshunt  
 Goffs Oak



⊗ Denotes 3 light tunnels

House	3181
Garage.	392
Total approx sq ft.	3573



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