Price: Offers Over £600,000

Freehold



Vanessa McCallum Estates Ltd Maple House, High Street, Potters Bar, Hertfordshire., EN6 5BS Tel: 01707 320432 Email: sales@vanessamccallumestates.co.uk www.vanessamccallumestates.co.uk



Offered for sale on a chain free basis is this versatile 4 bedroom, 2 bathroom 2 reception room semi-detached chalet bungalow situated in this sought after cul-de-sac. Backing onto fields this property has a lovely 130ft rear garden, good size driveway providing off street parking for numerous vehicles, and garage.

- 4 BEDROOM SEMI DETACHED CHALET BUNGALOW
- CHAIN FREE
- 2 RECEPTION ROOMS
- 2 BATHROOMS

- SOUGHT AFTER CUL-DE-SAC
- 130FT REAR GARDEN
- BACKING ONTO FIELDS
- GOOD SIZE DRIVEWAY AND GARAGE



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FEATURES

DESCRIPTION

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ACCOMMODATION

GROUND FLOOR

ENTRANCE HALLWAY LIVING ROOM RECEPTION ROOM KITCHEN CONSERVATORY 2 BEDROOMS FAMILY BATHROOM

FIRST FLOOR

2 BEDROOMS - one with En-Suite bathroom

EXTERNAL

130FT REAR GARDEN GARAGE OFF STREET PARKING

LOCATION

Dixons Hill Close is a desirable cul-de-sac turning off Dixons Hill Road. The local shops, Mainline Railway Station (Kings Cross/Moorgate) and local primary school are all within a short walk. Brookmans Park, South Mimms, Potters Bar and Colney Heath are all only a short drive away, as are the A1(M) and M25

SERVICES

Gas Central Heating and Mains Drainage. Council Tax Band E

LOCAL AUTHORITY

Welwyn Hatfield Council.

VIEWING

STRICTLY BY APPOINTMENT VIA VANESSA MCCALLUM ESTATES.

IMPORTANT INFORMATION CONCERNING THESE PARTICULARS

None of the statements contained in these particulars are to be relied on as statements of fact. Any areas, measurements or distances are approximate and are only a guide. We have not tested any equipment, appliances or services to the property. Applicants must satisfy themselves by inspection or otherwise. These particulars do not form part of any contract.

ANTI MONEY LAUNDERING

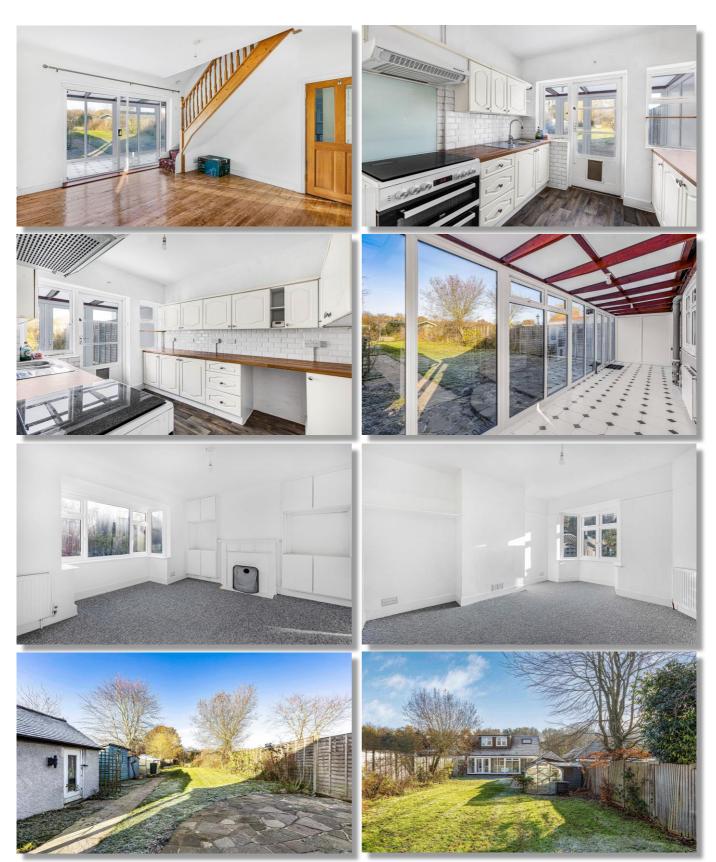
Due to Money Laundering Regulations, all purchasers and vendors are now legally obliged to provide formal identification from any person(s) wishing to purchase/sell a property through Vanessa McCallum Estates Ltd. Facial recognition will be offered at a charge of £15 plus vat per person.

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VANESSA MCCALLUM ESTATES

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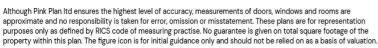
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Vanessa McCallum Estates Ltd

Approximate Gross Internal Area 1567 sq ft - 146 sq m Ground Floor Area 1014 sq ft - 94 sq m First Floor Area 417 sq ft - 39 sq m Garage Floor Area 136 sq ft - 13 sq m







Ground Floor



First Floor