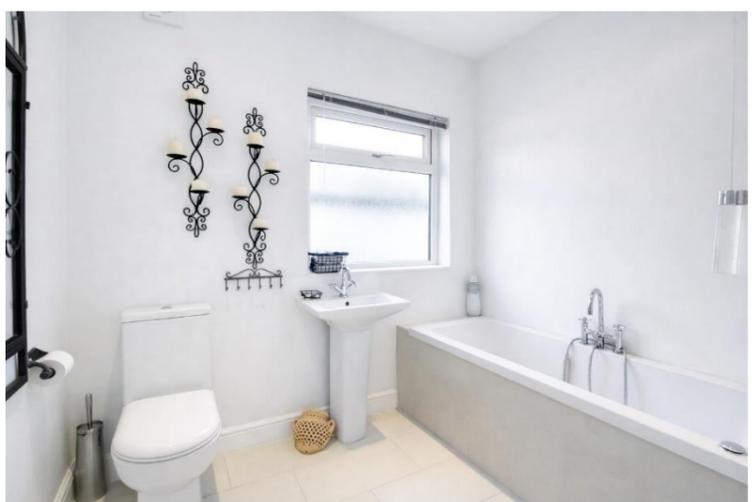




Sutherland Way, Cuffley



- TUCKED AWAY IN A QUIET NO THROUGH ROAD
- BEAUTIFULLY PRESENTED DETACHED FAMILY HOME
- FOUR BEDROOMS WITH FLEXIBLE LIVING SPACE
- EXCITING SCOPE TO EXTEND OR REDEVELOP (STPP)
- VERSATILE GROUND FLOOR ROOMS IDEAL AS BEDROOMS, STUDY OR FAMILY ROOM
- STUNNING REAR GARDEN ARRANGED IN TWO SECTIONS
- GARAGE AND OFF STREET PARKING CLOSE TO CUFFLEY VILLAGE AND STATION
- CHAIN FREE

Sutherland Way
Cuffley EN6 4EG

****CHAIN FREE**** Tucked away in a quiet no through road in the heart of Cuffley, this beautifully presented four-bedroom detached home offers generous and versatile family accommodation, with exciting scope to extend or redevelop, subject to the usual planning consents. Already offering excellent living space, the property welcomes you with a large entrance hallway, two substantial ground floor bedrooms which could equally work well as a family room, TV room or home office, a family bathroom, spacious living room, separate dining room, and a well proportioned kitchen/breakfast room. To the first floor are two further bedrooms and an additional shower room. Outside, the property continues to impress with a stunning large rear garden arranged in two sections, creating a wonderful space for both entertaining and family enjoyment. Further benefits include a garage and off-street parking. Ideally positioned just a short distance from Cuffley village and mainline station, this is a rare opportunity to acquire a home with both immediate appeal and future potential. ****CHAIN FREE****



Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Sutherland Way, Cuffley, Potters Bar, EN6 4EG
Total Area: 188.9 m² ... 2034 ft² (excluding garden, front garden)
All measurements are approximate and for display purposes only.