



Macers Lane, Broxbourne EN10 6EL

welcome to

Macers Lane, Broxbourne

William H Brown are delighted to bring to the market this lovely and spacious three bedroom family home situated in a popular residential location. An early viewing is a must!

Accommodation Comprises Of: Entrance Hall

Laminate floor, radiator.

Lounge

17' 6" x 11' 9" (5.33m x 3.58m)

Double glazed window to front aspect, laminate floor, two radiators, storage cupboard.

Dining Room

15' 2" x 6' 10" (4.62m x 2.08m)

Tiled floor, radiator.

Kitchen

13' 1" x 9' 1" (3.99m x 2.77m)

Double glazed window to rear aspect, double glazed door to rear aspect, tiled floor, a range of wall and base units with complimenting worktops, plumbing for washing machine, plumbing for dishwasher, space for fridge freezer, part tiled walls.

Landing

Access to the loft.

Bedroom 1

14' 7" x 8' 9" (4.45m x 2.67m)

Double glazed window to rear aspect, radiator, laminate floor.

Bedroom 2

11' 10" x 7' 11" (3.61m x 2.41m)

Double glazed window to front aspect, laminate floor, radiator.

Bedroom 3

8' 9" x 6' 9" (2.67m x 2.06m)

Double glazed window to front aspect, radiator.

Bathroom

Double glazed window to rear aspect, tiled walls, paneled bath, tiled floor, walk in shower cubicle, radiator, wc, wash hand basin.

Exterior Front Garden

To the front of the property is a driveway.

Rear Garden

To the rear of the property is a paved area, rear access.





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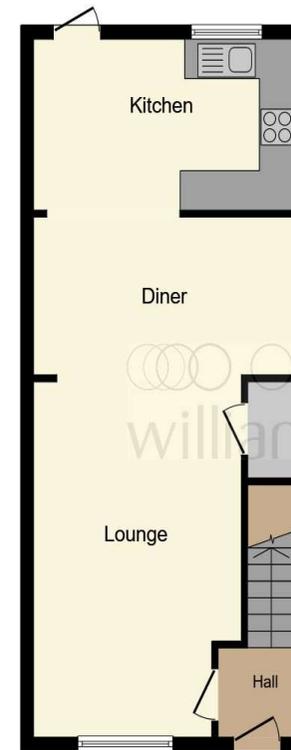
Macers Lane, Broxbourne

- Three bedrooms
- Lovely and modern throughout
- Open plan living
- Driveway
- Popular location

Tenure: Freehold EPC Rating: C
Council Tax Band: D

offers in excess of

£450,000



Ground Floor



First Floor

Total floor area 81.4 m² (876 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Property Ref:
BRX109331 - 0005

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443. Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


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