

WESTWOODLEBER
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Caldecot Way, Broxbourne, EN10 6PH

£450,000







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Westwood Leber are delighted to bring to the market this well-proportioned three-bedroom semi-detached home, ideally situated on Caldecot Way in Broxbourne. Offering approximately 1,011 sq. ft. of accommodation, the property provides well-balanced living space arranged over two floors, making it an excellent choice for families and those looking to upsize.

The ground floor comprises a welcoming entrance hall, generous living room and a separate fitted kitchen, with access to the rear garden. To the first floor are three well-sized bedrooms, together with a family bathroom and useful storage.

Externally, the property benefits from a good-sized rear garden, providing an excellent outdoor space for entertaining, children and relaxing throughout the warmer months. To the front is a private driveway, providing off-street parking, whilst the property also benefits from an integral garage.

Located within a popular residential setting in Broxbourne, Caldecot Way offers convenient access to a range of local amenities, schools and transport links, whilst the surrounding area provides excellent opportunities for walking and recreation.

An internal viewing is highly recommended to appreciate the generous accommodation, practical layout and excellent potential this home has to offer.

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Ground Floor
50.9 m² · 548 ft²

First Floor
43.0 m² · 463 ft²

Total Area: 93.9 m² ... 1011 ft²

THE FLOORPLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND IS NOT TO SCALE.
Measurements and features are approximate and may differ from the actual property.
Verify all details independently; no liability is accepted for errors or omissions.

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