



Admirals Walk, Hoddesdon, EN11 8AF
£440,000 – Freehold



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Admirals Walk

Hoddesdon, EN11 8AF

CHAIN FREE Two Bed 1930s cottage with modern kitchen, bi-fold doors to garden, off-street parking, stylish bathroom, and loft potential. Close to station, schools, and Town Centre. Council Tax band: D

Tenure: Freehold

- Extended Two Double Bedroom 1930s Cottage In Sought After Location And Being Offered CHAIN FREE
- Spacious Lounge With Exposed Brick Fireplace
- Modern Open Plan Kitchen/Diner With Island And Utility Room. Bi-Fold Doors Leading To Rear Garden
- First Floor Offers Two Generous Bedrooms And A Stylish Bathroom With Freestanding Bath And Walk-In Shower
- Secluded Rear Garden With Lawn And Mature Planted Borders And Patio Area Providing Seating and Dining Potential
- Driveway Providing Off Street Parking
- Potential For Loft Conversion (STPP)
- Walking Distance To Broxbourne Train Station Serving London Liverpool Street In Under 30mins.
- Walking Distance To Hoddesdon Town Centre And Local Amenities
- Walking Distance To Schooling For All Ages.



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Entrance Lobby

4' 0" x 3' 7" (1.21m x 1.08m)

Living Room

17' 3" x 14' 5" (5.27m x 4.39m)

Kitchen/Diner

20' 7" x 13' 5" (6.27m x 4.08m)

Utility Room

5' 10" x 4' 9" (1.78m x 1.45m)

Landing

9' 9" x 5' 2" (2.98m x 1.57m)

Bedroom One

14' 3" x 10' 10" (4.34m x 3.30m)

Bedroom Two

9' 8" x 8' 11" (2.94m x 2.72m)

Bathroom

8' 8" x 6' 5" (2.63m x 1.96m)





MONEY LAUNDERING REGULATIONS: Purchasers need to produce identification documentation at a later stage, and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We endeavour to make our sales particulars accurate/reliable; they are only a guide to the property. Measurements indicated are supplied for guidance only and must be considered incorrect. Please note we have not tested the services or equipment/appliances in this property, we strongly advise prospective buyers to commission their own survey and service reports before finalising an offer to purchase. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE OR REPRESENT FACT OR FORM PART OF ANY OFFER/CONTRACT. THE MATTERS REFERRED TO IN THE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS/TENANTS. NEITHER PETER CUFFARO ESTATE AGENTS OR ANY OF ITS EMPLOYEES/AGENTS HAVE AUTHORITY TO MAKE/GIVE ANY REPRESENTATION OR WARRANTY IN RELATION TO THIS PROPERTY.