



Shepherds
Property Sales & Lettings

Beeston Drive | Cheshunt | EN8 0QS | Offers In Excess Of £210,000





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CASH BUYERS ONLY !!! Chain Free Sale ! Located in the heart of Cheshunt, this chain-free two-bedroom first-floor maisonette on Beeston Drive is practical, comfortable, and full of potential to become a great home. It's a great choice for first-time buyers, small families, or anyone looking for an investment.

The property benefits from a large lounge diner that opens up to a handy open-plan kitchen, making it a nice space to relax or entertain, a spacious shower room and two well proportioned bedrooms with bedroom one having built in wardrobes for that extra storage solution.

Other benefits include gas central heating, an outdoor storage cupboard, an allocated parking space adding convenience as well as being located near Brookfield Farm Shopping Centre, where residents can enjoy easy access to shops, dining options, and everyday essentials, making it a fantastic spot for convenient living.

This property is perfect for anyone looking for a place they can make their own in a great location. Book a viewing today to see for yourself!

60 Years Remaining on Lease
Ground Rent - £75 Per year
Service Charge - £0 per year

All information on the lease and charges have been provided verbally via the owner and will need to be confirmed via solicitors.

- Private Entrance
 - Gas Central Heating
 - Close To Transport Links
- Two Bedroom Maisonette
 - Loft Access
 - A Short Walk From Brookfield Shopping Centre
- Built In Wardrobe To Bedroom One
 - Allocated Parking
 - Chain Free sale



Front Door	Bedroom Two
Entrance Lobby	9'5 x 7'2
Stairs	Shower Room
Lounge Diner	7'11 x 7'2
18'11 x 12'8	Two Storage Cupboards
Kitchen	External
8'3 x 7'2	Allocated Parking Bay
Bedroom One	Outdoor Storage
10'6 x 9'	Chain Free
Built In Wardrobe	



Disclaimers: 1. In-line with money laundering regulations (MLR), purchasers will be asked to produce identification documentation. 2. These particulars do not constitute part or all of an offer or contract. 3. Measurements on any of our documentation is supplied for guidance only; as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. The property - The agency has not tested; any apparatus, equipment, fixtures or services. It is in the buyer's interest to check the working condition of the aforementioned. Nothing concerning the type of construction or condition of the structure is implied from the agents' photographs. 5. EPC information - is available upon request. 6. We are not able to offer opinion, either written or verbal on the content of reports. This must be obtained from your legal representative, or relevant qualified professional. 7. Whilst care is taken in the preparation of our information, a buyer should ensure that their legal representative confirms as soon as possible all matters relating to; The title including the extent and boundaries of the property and other important matters before exchange of contracts. All interested party/parties should inspect the property prior to exchange of contracts.


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Tenure :
Council:
Tax Band:

Leasehold
Broxbourne
B

Beeston Drive, Cheshunt, EN8



This floorplan is for guidance only and may not be accurate. Shepherds have added the floor coverings and furniture as a visual guide only and items shown will not be included. This floorplan is covered by the copyright act and must not be reused or edited without permission from Shepherds Estate Agents LTD.



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FINE & COUNTRY

