



JR Sales & Letting

**Flamstead End Road
West Cheshunt**



**£145,000
Leasehold**

Superb Top Floor Studio Flat – Chain Free – New Lease

A fantastic opportunity to acquire this nicely presented top-floor studio flat, ideally located close to local shops, schools, bus routes, Brookfield Farm Shopping Centre, Cheshunt Golf Course, and excellent road and rail links into Central London.

The property features a modern re-fitted kitchen with an integrated oven, hob, fridge/freezer, and Washing machine. The Living Room Bedroom includes built in wardrobes. & there is a nicely tiled bathroom/WC. Allocated parking bay, plus visitor spaces.

An ideal purchase for first-time buyers and investors – CHAIN FREE. Contact us today to arrange a viewing!

- **New Lease Renewed**
 - **Chain Free**
- **Ideal Rental Investment /First Time Buyer**
 - **Double Glazing & Electric Heating**
 - **Communal Gardens**
 - **Living Room/Bedroom**
 - **Laminate wooden floor**
 - **Refitted Kitchen**
 - **Nicely Tiled Bathroom**
 - **Communal Parking**

Entrance

Hardwood entrance door to the:-

Living Room/Bedroom

Security entrance phone. Double glazed window to the front. Two fitted wardrobes. Laminate wooden floor. Electric wall heater. Door to an:-

Inner Lobby

Cupboard housing an immersion cylinder. Doors to:-

Kitchen

Double glazed window to the front. Range of wall and base fitted units with roll edge work surfaces over incorporating stainless sink with mixer tap and drainer. Plumbing and space for washing machine and fridge freezer. Built in oven. Four ring hob. Extractor fan over. Tiled splash backs.

Bathroom

Opaque double glazed window to the side. Low flush W.C. Pedestal wash hand basin. Panel bath with mixer tap and shower attachment. Laminate wooden floor. Part tiled walls.



