



Quantock St. Leonards Road

Nazeing, EN9 2HQ

Price £749,950



KIRBY COLLETTI are delighted to present this immaculately presented and deceptively spacious FOUR DOUBLE BEDROOM CHALET STYLE DETACHED HOUSE with attractive 97ft West facing rear garden and views to the front over countryside. Situated within a short walk to Locals Shops, Primary School, Clayton Hill Park and just over two miles to Broxbourne's Railway Station./

Some of the features include 32 ft Lounge/Dining Room, Sitting Room, 24ft Kitchen/Breakfast Room, Re Fitted Ground Floor Shower Room, Gas Heating To Radiators, En Suite Shower Room, Family Bathroom/W.C. Gas Heating To Radiators, uPVC Double Glazing and Parking to Front For Numerous Cars.

- IMMACULATELY PRESENTED
- SITTING ROOM
- GROUND FLOOR SHOWER ROOM
- SHORT DRIVE TO BROXBOURNE STATION
- FOUR DOUBLE BEDROOMS
- 24ft KITCHEN/BREAKFAST ROOM
- EN SUITE SHOWER ROOM
- 32ft LOUNGE/DINING ROOM
- 97ft WEST FACING GARDEN
- PARKING FOR NUMEROUS CARS



ACCOMMODATION

Entrance door to:

RECEPTION HALL

23'10 x 6'2 max (7.26m x 1.88m max)

Coved ceiling. Wooden flooring. Radiator. Stairs up.

LOUNGE/DINING ROOM

32'9 into bay x 12'2 (9.98m into bay x 3.71m)

Front aspect uPVC double glazed window and uPVC double doors to rear garden. Central room dividing fireplace with log burner effect fitted gas fire. Four wall light points. Wooden flooring.

SITTING ROOM

14'1 into bay x 12'3 (4.29m into bay x 3.73m)

Front aspect uPVC double glazed bay window. with ottoman seating and storage. Wooden flooring. Radiator.

KITCHEN/BREAKFAST ROOM

24'6 x 9'8 (7.47m x 2.95m)

Triple aspect uPVC double glazed windows. Light wood effect wall and base units with rolled edge worksurfaces over. Gas cooker point. Plumbing for dishwasher. Space for fridge/freezer. Tiled floor. Cupboard housing gas boiler. Understairs storage cupboard. Single drainer sink unit. Door to:

UTILITY ROOM

5'2 x 5 (1.57m x 1.52m)

Side aspect uPVC double glazed window and door to rear garden. Plumbing for washing machine.

GROUND FLOOR SHOWER ROOM/W.C

6'11 x 6'2 (2.11m x 1.88m)

Rear aspect uPVC double glazed window. Fully tiled walls and floor. Large shower cubicle. Pedestal wash hand basin. Low level W.C. Chrome heated towel rail.

FIRST FLOOR LANDING

10'2 x 6'5 (3.10m x 1.96m)

Access to loft.

BEDROOM 1

13'11 x 10'2 (4.24m x 3.10m)

Dual aspect uPVC double glazed window. Built in wardrobes. Radiator. Door to:

EN SUITE SHOWER ROOM

10'4 x 4'10 (3.15m x 1.47m)

Side aspect uPVC double glazed window. Fully tiled walls and floor. Large shower cubicle. Pedestal wash hand basin. Low level W.C. Chrome heated towel rail.

BEDROOM 2

14'9 x 10'3 (4.50m x 3.12m)

Side aspect uPVC double glazed window. Built in wardrobe. Radiator.

BEDROOM 3

14 x 9'7 (4.27m x 2.92m)

Dual aspect uPVC double glazed windows. Fitted wardrobes. Radiator.

BEDROOM 4

10'2 x 8 (3.10m x 2.44m)

Side aspect uPVC double glazed window. Built in wardrobe. Door to Jack & Jill En suite. Radiator.

BATHROOM/W/C

8'3 x 7'4 (2.51m x 2.24m)

Sid aspect uPVC double glazed window. Half tiled walls. Sower ended bath with mixer tap and shower attachment. Pedestal wash hand basin. Low level W.C. Chrome heated towel rail.

OUTSIDE

FRONT GARDEN

Block paved drive providing parking for numerous cars with steps up to front entrance door.

REAR GARDEN

97ft deep. West facing. Large paved patio area and pathway to both side's, neatly tended lawn with flower and shrubs borders and various Trees. Brick/Concrete shed. Timber shed. Outside tap. Outside light. Outside power points.



Road Map



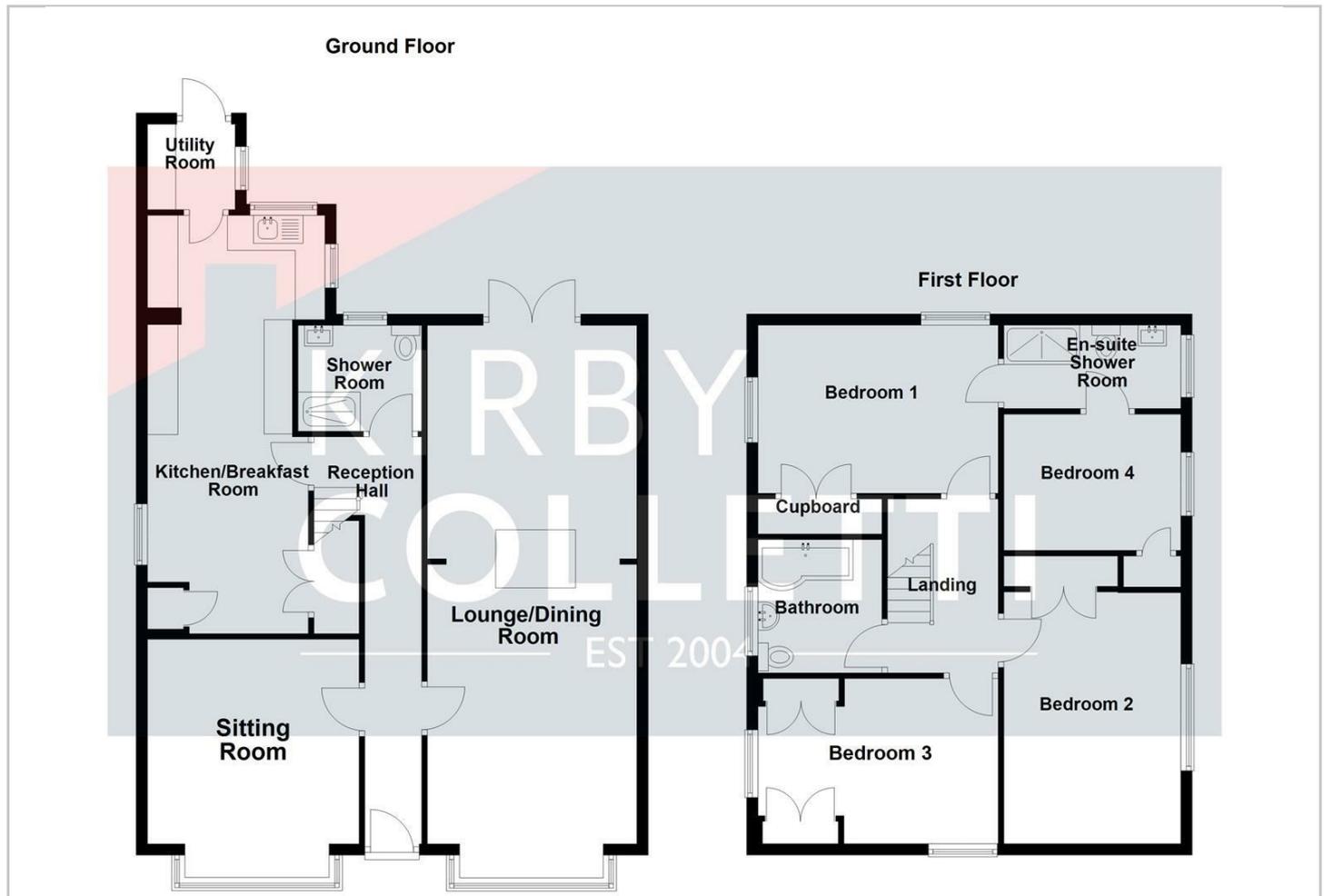
Hybrid Map



Terrain Map



Floor Plan

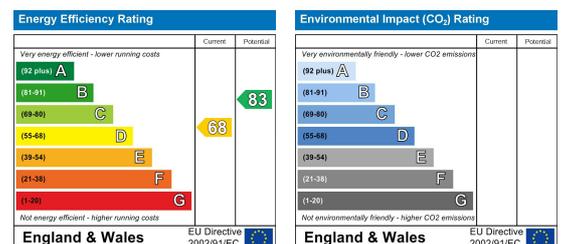


Viewing

Please contact our Kirby Colletti Office on 01992471888 if you wish to arrange a viewing appointment for this property or require further information.

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Energy Efficiency Graph



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