



Cheshunt: Tel: 01992 621116

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Cuffley: Tel: 01707 872111



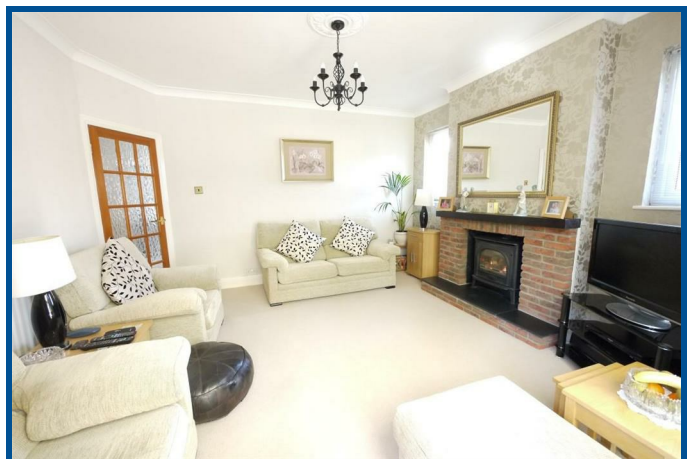
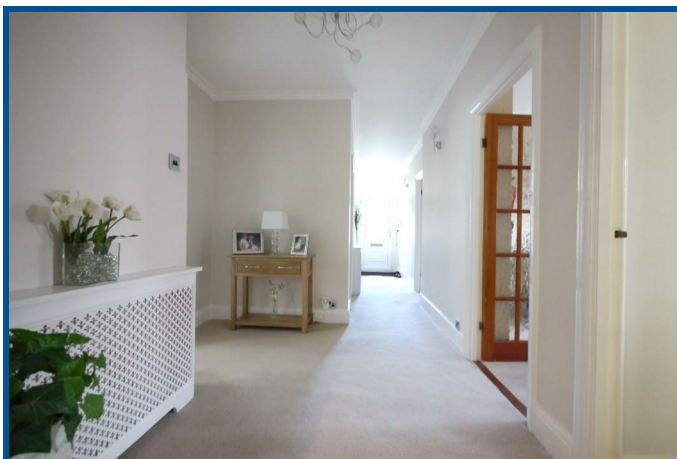
KING JAMES AVENUE CUFFLEY

A beautifully presented & well maintained double fronted Detached Bungalow situated in a popular turning just off Plough Hill yet within easy reach of shops, schools & mainline station into Moorgate. Benefits from a beautiful landscaped, semi-secluded, south west facing garden. A10 & M25 accessible.

- GAS HEATING
- KITCHEN
- BATHROOM
- DOUBLE GLAZING
- CONSERVATORY
- LANDSCAPED REAR GARDEN
- LOUNGE
- 3 BEDROOMS
- CARRIAGE DRIVE WITH PARKING FOR APPROX 3 CARS

£599,950 FREEHOLD

VIEWING RECOMMENDED!



Cuffley: 24 Station Road, Cuffley, Herts EN6 4HT
email: cuffley@jrpropertieservices.co.uk

Cheshunt: 56 Turners Hill, Cheshunt, Herts EN8 8LQ
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Steps leading up to double glazed entrance door with leaded lights leading to:-

RECEPTION HALLWAY:-

Two radiators with ornate fitted covers. Coving to ceiling.



LOUNGE:-

13'5 x 12'6

Two double glazed leaded light windows to side. Radiator. Attractive brick built fireplace with slate hearth and fitted with a real flame gas log stove. Coving to ceiling. Double glazed patio doors leading to:-



DOUBLE GLAZED CONSERVATORY:-

11'3 x 9'10

Double glazed windows with large double glazed door to the side giving access to the rear garden. Laminated wood flooring. Wall mounted electric heater.



KITCHEN:-

13'1 x 9'0

Double glazed leaded light window and stable door leading to rear garden. A range of solid oak floor and wall storage units with fitted work tops and tiled splash backs. Franke styled resin sink unit with mixer tap and cupboards under. Integral dishwasher, and 'Neff' fridge/freezer. Built in electric oven with gas hob and extractor over. Oak beams and spotlights to ceiling. Part tiled walls. Radiator. Ceramic tiled flooring. Feature brick effect wall. Wall mounted 'Vaillant' condenser boiler.



BEDROOM 1:-

13'7 x 11'9

measurement taken into bay. Double glazed leaded light bay window to the front. Radiator. Coving to ceiling.



BEDROOM 2:-

16'9 x 11'0

(currently used as a dining room). Double glazed leaded light bay window to the front. Radiator. Ornate coving to ceiling. Wall mounted pebble effect electric fire.



BEDROOM 3:-

12'1 x 9'

(currently used as a study). Double glazed leaded light window to the side. A range of built in wardrobes with matching desk. Coving to ceiling. Radiator.

BATHROOM:-

9'3 x 7'8

Opaque leaded light windows to the side. Enclosed panelled bath with mixer taps and hand held shower attachment, pedestal wash hand basin, low flush WC, bidet. Double walk in shower cubicle with curved glass screen and fitted shower unit. Extensively tiled walls and floor. Inset lighting and coving to ceiling. Two chrome towel radiators. Access to part boarded loft with power and lighting.



OUTSIDE

THE GARDENS:-

An established and beautifully maintained south west facing tiered garden. Walking from the house there is a paved patio area that has steps leading up to a lawn where there are a good selection of mature established shrubs, trees and flowers along with a decked sun terrace approximately half way down the garden. Towards the rear of the garden is a brick built shed/workshop with power and lighting and an additional patio and seating area. There are water taps to both the front and rear. Frontal access via timber gate to the property's own frontal driveway with off street parking for approximately three cars. This is surrounded by a good selection of shrubs and flowers.



ATTACHED GARAGE:-

13'9 x 6'6

Power and lighting. Double timber doors to the front with access to the driveway. Double glazed window and door giving access to the rear garden.