

HUNTERS®

HERE TO GET *you* THERE



Rye Road

Hoddesdon, EN11 0HP

Asking Price £425,000



Council Tax: D



54 Rye Road

Hoddesdon, EN11 0HP

Asking Price £425,000



ENTRANCE PORCH

UPVc Door into; Painted walls, wood effect flooring. Entrance to;

LIVING ROOM

14'0" x 10'9" (4.27m x 3.28m)

Glass panel door into; Painted walls, Wood effect flooring. Sunken spotlights. Feature UPVc "Bay" window to front aspect. Radiator;

KITCHEN

11'4" x 8'11" (3.45m x 2.72m)

Tiled flooring, painted walls. Luxury fitted kitchen range of matching "gloss" wall and base units with modern appliances and underfloor heating. Electric hob with feature extractor hood over. High level built in Oven. Sunken spotlights. UPVc window to side aspect. Access to;

UTILITY ROOM

5'5" x 5'2" (1.65m x 1.57m)

Tiled flooring, Painted walls. Space for washing machine with worksurface over. Door to Rear garden. Access to;

BATHROOM

8'5" x 5'8" (2.57m x 1.73m)

Wood panel door into; High-end ground floor bathroom with underfloor heating to tiled floor. half tiled and painted walls. Sunken spotlights. Towel Radiator. Opaque UPVc window to rear aspect. Three piece white suite comprising Low level WC, wash basin and panel bath with Rain shower over;

LANDING

Carpet flooring, Painted walls. Feature lights. Sunken spotlights. Doors to Bedrooms;

MASTER BEDROOM

14'0" x 11'2" (4.27m x 3.40m)

Wood panel door into; Painted walls, Carpet flooring. UPVc feature "Bay" window to front aspect. Further UPVc window to front aspect;

BEDROOM TWO

10'4" x 6'10" (3.15m x 2.08m)

Wood panel door into; Painted walls, Carpet flooring. UPVc window to rear aspect. Sunken Spotlights. Radiator;

BEDROOM THREE

8'11" x 8'0" (2.72m x 2.44m)

Wood panel door into; Painted walls, Carpet flooring. UPVc window to rear aspect. Sunken Spotlights. Radiator;

OUTSIDE

Large private rear garden with rear access. Patio adjacent to property leading to Lawned area. Large shed to rear.

Mortgage Advice

Through our associated mortgage broker The Finance

Family we can offer clear, impartial advice from the whole of the mortgage market.

Our dedicated advisor can help with all types of mortgages & financial services such as;

- First time buyers
- Re-mortgages
- Buy to Let
- Life Assurance & Protection

Please feel free to contact us for further details.

Your home is at risk if you do not keep up payments on a

mortgage or loan secured against it. The Finance Family are directly authorised and regulated by the Financial Conduct Authority FCA No. 81307



Road Map



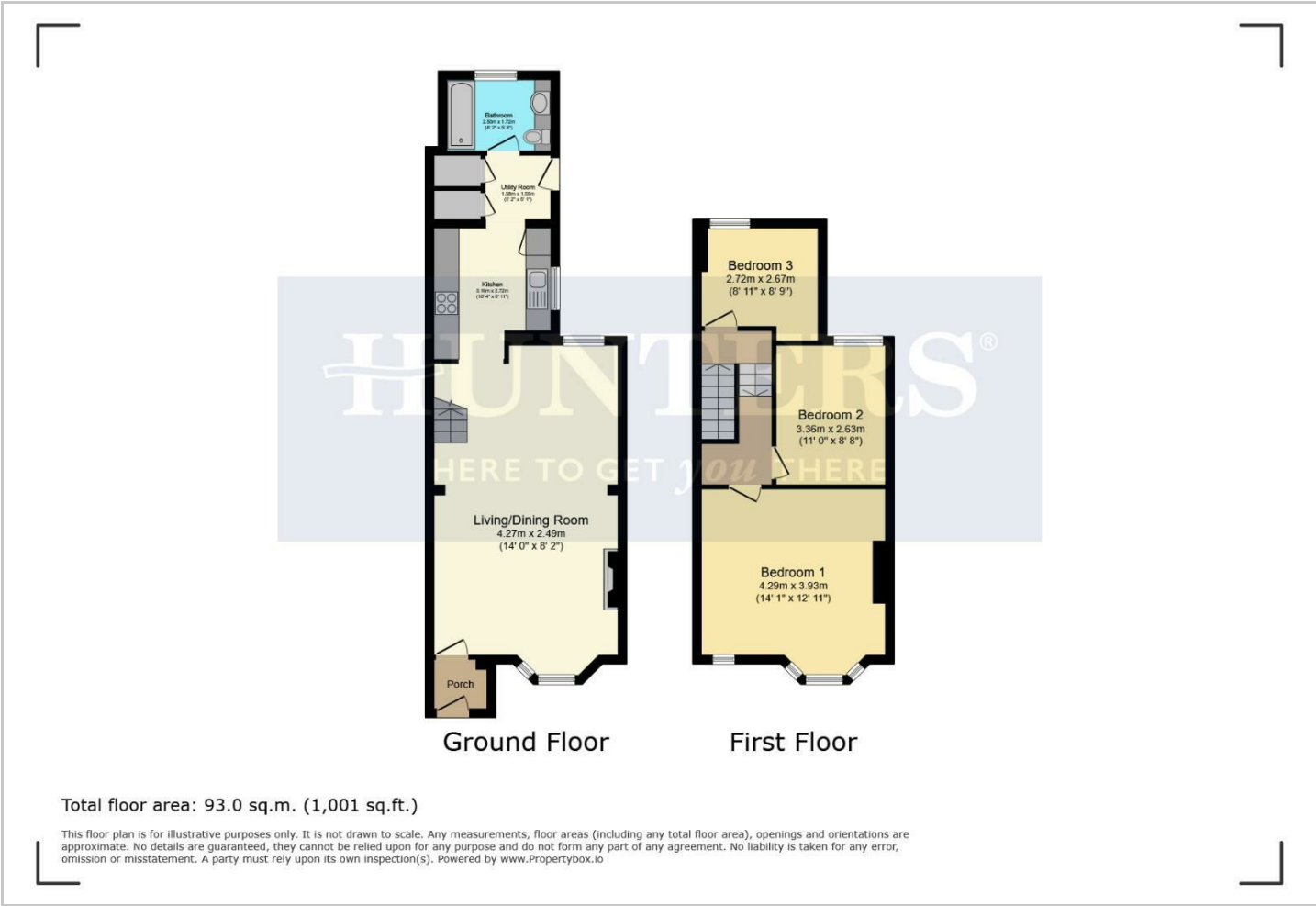
Hybrid Map



Terrain Map



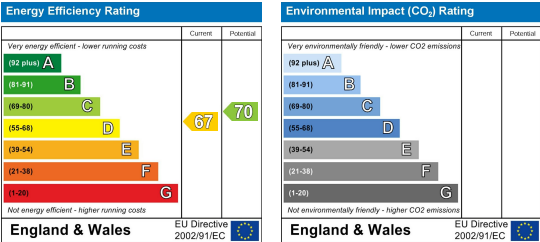
Floor Plan



Viewing

Please contact our Hunters Stanstead Abbots Office on 01920 872500 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.