

Lanes

ESTATE AGENTS

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11 Bushbarns, Cheshunt, EN7 6EA

£385,000

Welcome to Bushbarns, West Cheshunt! This charming property offers a delightful blend of modern living and convenience. The home features two well-proportioned bedrooms, making it ideal for small families or professionals seeking a comfortable space. The Lounge is designed to create a warm and inviting atmosphere, perfect for relaxation.

The property has been thoughtfully maintained and boasts a modern feel throughout, ensuring that it meets the needs of contemporary living. The well-appointed upstairs bathroom adds to the overall appeal, providing a functional yet stylish space.

One of the standout features of this home is its outdoor space. The front and rear gardens offer a lovely retreat for gardening enthusiasts or those who simply wish to enjoy the fresh air. Additionally, the property benefits from an allocated parking space, a valuable asset in this sought-after location.



Front Garden

Entrance Hall

Lounge

13'11" x 12'3" (4.24m x 3.73m)
Open aspect to Kitchen/Diner

Kitchen

12'3" x 10'4" (3.73m x 3.15m)

Bedroom One

12'3" (narrowing to 9') x 10'7" (narrowing to 6') (3.73m
(narrowing to 2.74m) x 3.23m (narrowing to 1)

Bedroom Two

10'9" x 7'2" (3.28m x 2.18m)

Bathroom

Rear Garden

Rear access to allocated parking space, timber
outhouse with power.

REFERENCE

CH6568 LANES CHESHUNT ESTATE AGENTS

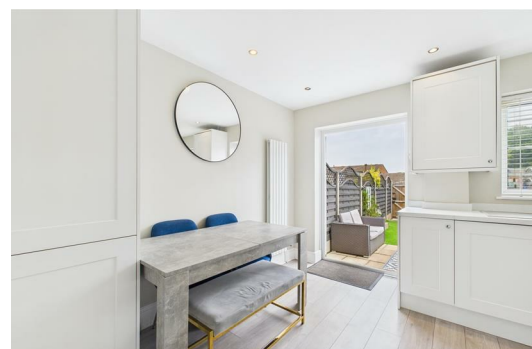
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		92
(81-91) B	77	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC



IMPORTANT NOTICE TO PROSPECTIVE PURCHASERS

We are not qualified to test any apparatus, equipment, fixtures and fittings or services so cannot confirm that they are in working order or fit for their intended purpose. We do not have access to property deeds or lease documents so prospective purchasers should rely only on information given by their solicitors on relevant matters. Measurements are approximate and are only intended to provide a guide.



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