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Sandbach Close, Broxbourne, EN10 7FP |
£995,000 | Freehold

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This elegant and spacious 2124 ft², Link Detached 5-Bedroom, 3-Bathroom executive family home includes an integral garage, and an attractive landscaped rear garden that backs onto the Broxbourne Nature reserve. This recently built development has been thoughtfully designed to cater to the needs of contemporary family living. The properties a tranquil lifestyle, while also being conveniently connected, with a commute to London within 30 minutes via Broxbourne Railway Station, located within walking distance. The property is located close to the prestigious Broxbourne Secondary School and boasts a fully fitted designer kitchen with soft close doors and drawers, as well as fully integrated Siemens dishwasher, fridge freezer, washer dryer, and a separate utility room complete with a washing machine and tumble dryer. The ground floor benefits from under floor heating and the fully fitted bathrooms feature Roca fixtures and Grohe taps, along with

Key features

- Elegant and spacious 2124 ft² executive family home
- Impressive entrance hallway with doors to ground floor cloakroom and study
- Designer kitchen with fully integrated Siemens appliances
- Landscaped rear garden with high quality artificial lawn
- Five Double Bedrooms, two ensuites and family bathroom
- Backing onto the stunningly beautiful Broxbourne Nature Reserve
- Fully fitted bathrooms with Roca and Grohe fixtures

Property Information

Tenure Freehold

Council Tax G

EPC Rating B

Local Authority

Broxbourne Borough Council



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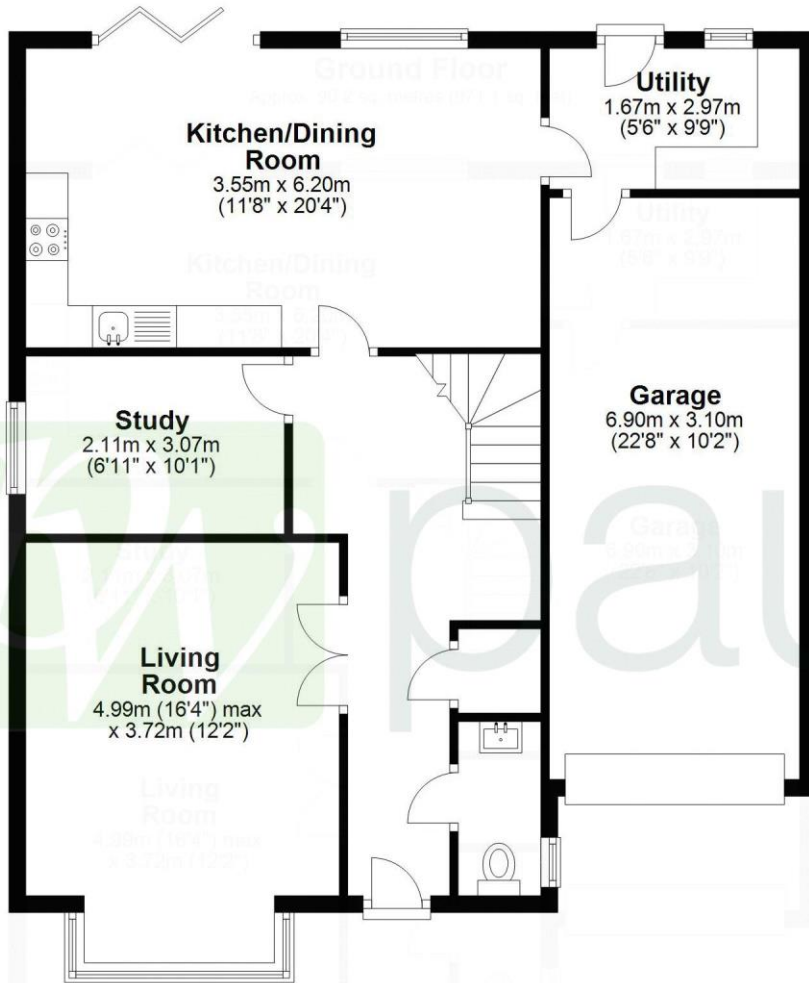
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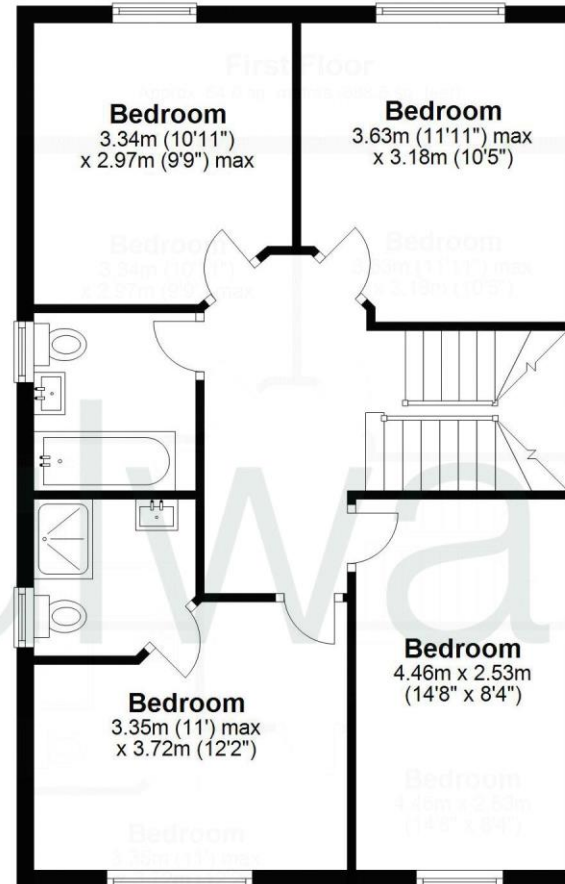
Ground Floor

Approx. 90.2 sq. metres (971.1 sq. feet)



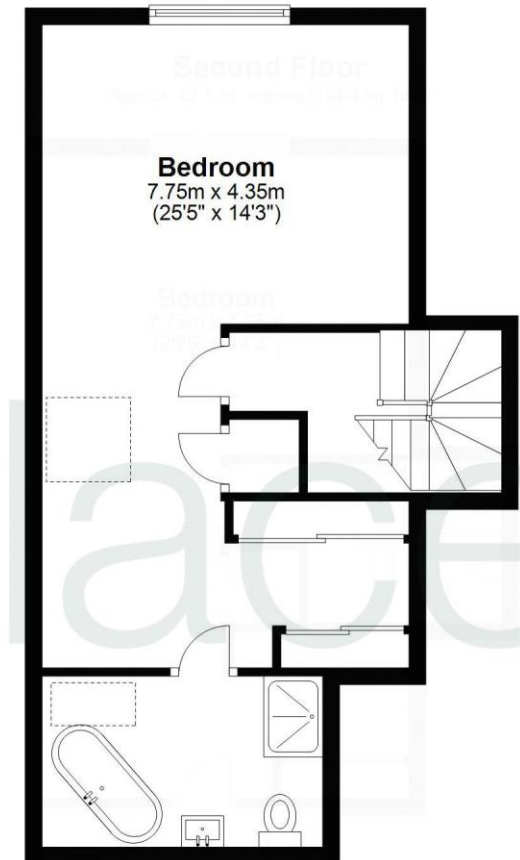
First Floor

Approx. 64.0 sq. metres (688.5 sq. feet)



Second Floor

Approx. 43.1 sq. metres (464.4 sq. feet)



Total area: approx. 197.3 sq. metres (2124.0 sq. feet)

FOR ILLUSTRATIVE PURPOSES ONLY. NOT TO SCALE

Whilst every attempt has been made to ensure the accuracy of the floor plan shown, all measurements, positioning, fixtures, features, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, miss-statement or use of data shown.

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Opening Times

Mon	9am to 6.30pm
Tues	9am to 6.30pm
Wed	9am to 6.30pm
Thurs	9am to 6.30pm
Fri	9am to 6.30pm
Sat	9am to 5.00pm
Sun	Closed



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon. Potential buyers are advised to recheck the measurements.