



Brookside Crescent, Cuffley



- IMMACULATE DETACHED BUNGALOW
- DESIRABLE RESIDENTIAL AREA
- FITTED KITCHEN/DINING/FAMILY
- LARGE OWN DRIVEWAY
- BACKING ONTO WOODLAND
- EN SUITE & DRESSING AREA
- UNDER FLOOR HEATING
- WELL MAINTAINED REAR GARDEN

Brookside Crescent

Cuffley EN6 4QL

This beautifully presented three-bedroom detached bungalow is located on a tranquil residential street. The property is in outstanding decorative condition, reflecting a no-expense-spared approach. The accommodation includes an entrance hallway, an open-plan kitchen/dining room with bi-folding doors leading to a stunning rear garden, a living room, a master bedroom with an en-suite shower room, two additional bedrooms, and a family bathroom. Outside, there is an attractive terrace with steps descending to a gorgeous garden featuring an extra seating area and an outbuilding that serves as a home office, backing onto woodland.

The property sits in the popular village of Cuffley, just around a ten minute walk to the railway station which has direct services to London (Finsbury Park, Kings Cross and Moorgate) making it an ideal location for commuters. The house is also just a short drive to the A10 and M25 motorway.

The village has a good range of local shops including a Doctors' Surgery and Dentist, with well-regarded schools at all levels in the vicinity including Cuffley School (nursery and primary). There is a lively village community offering numerous family activities and clubs. The village is surrounded by beautiful Hertfordshire countryside and woodland, Northaw Great Wood being close by, with footpaths and bridleways so perfect for walking and cycling.



Total area: approx. 123.2 sq. metres (1326.3 sq. feet)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	74 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		