



VIA PROPERTIES



College Road |
Hoddesdon | EN11

VIA Properties are pleased to present this modernised 3 bedroom detached Chalet Bungalow, situated on a the highly sought after road.

Delightful West facing garden | A clean and tidy property | Double glazing | Recently fitted gas boiler | Private road | Rarely available

Asking price of £2,300 per month

VIA Properties are pleased to present this modernised 3 bedroom detached Chalet Bungalow, situated on a the highly sought after road. AVAILABLE NOW

The property has recently been modernised to include the following changes:

- New double glazing
- New entrance door
- Brand new shower room
- Brand new downstairs WC
- New redecoration

THE PROPERTY COMPRISES OF:

- Entrance hallway
- Downstairs WC
- Living room with patio doors
- Fitted kitchen
- Dining room / bedroom 3
- Upstairs are the two bedrooms with storage cupboards in both
- Modern shower room

THE LOCATION:

A sought after private road with access via The Roselands estate, Briscoe Road and the



Hertford road

Visit us or email us at:

Please call for further details or to arrange
a viewing

74 High Street, Hoddesdon, Hertfordshire,
EN11 8ET

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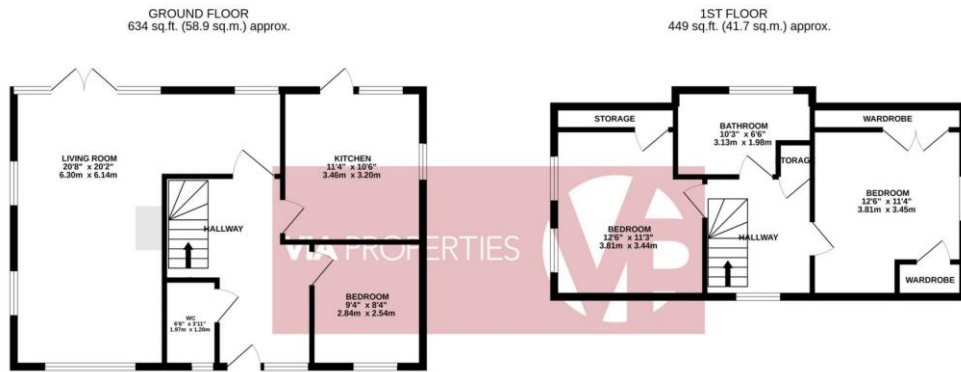
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TOTAL FLOOR AREA : 1082 sq.ft. (100.6 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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VIA PROPERTIES
 74 High Street, Hoddesdon, EN11
 01992443399 | info@viavia.co.uk | www.viavia.co.uk

Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		84
(69-80)	C		
(55-68)	D		
(39-54)	E	52	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	