



9 Brickcroft, Broxbourne

£450,000 Freehold

3 Bedrooms • Fully Refurbished • Downstairs W/C • Rear Access • Garage En-Bloc • Double Driveway • Gas Central Heating • Cul-De-Sac



Entrance Hallway

Lounge

13' 5" x 12' 6" (4.09m x 3.81m)

Kitchen/ Diner

16' 8" x 12' 10" (5.08m x 3.91m)

Downstairs WC

Landing

Bedroom One

12' 6" x 8' 11" (3.81m x 2.72m)

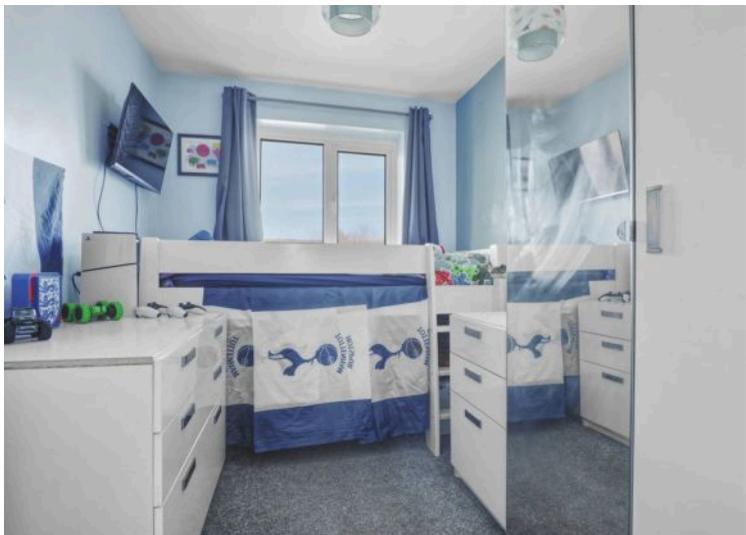
Bedroom Two

10' 7" x 10' 5" (3.23m x 3.18m)

Bedroom Three

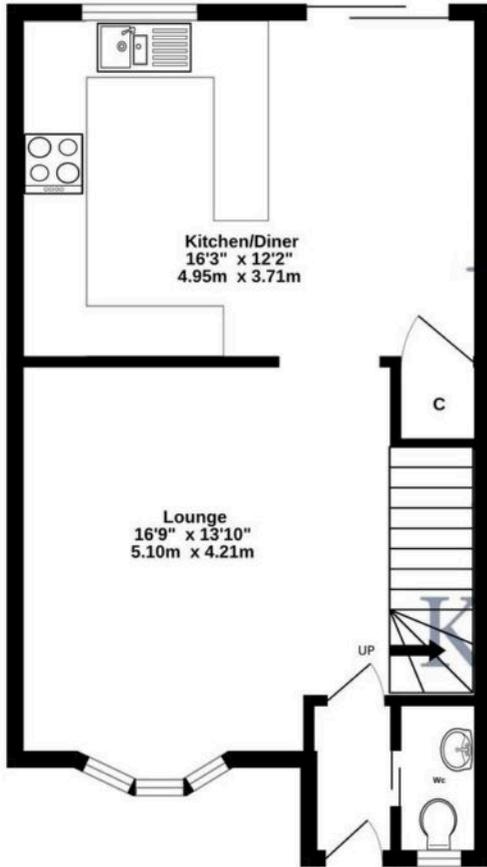
9' 4" x 7' 5" (2.84m x 2.26m)



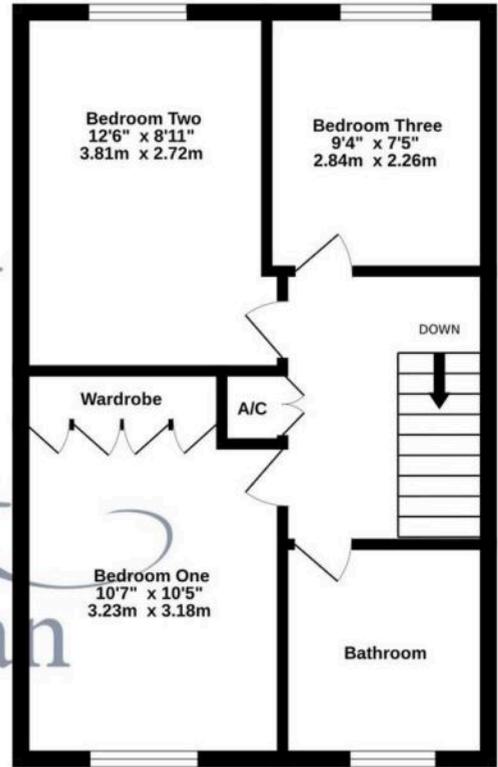




Ground Floor
447 sq.ft. (41.5 sq.m.) approx.



1st Floor
423 sq.ft. (39.3 sq.m.) approx.



TOTAL FLOOR AREA : 869 sq.ft. (80.8 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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