

5 Bittern Close
Waltham Cross, EN7 6WF
£900,000

ma
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Ideally located on the popular Bittern Close in Cheshunt, this impressive detached five-bedroom family home is chain free, recently renovated to a high standard, and perfectly positioned a short drive from Cheshunt Railway Station, offering direct links into London Liverpool Street. The property also benefits from being close to Brookfield Farm Shopping Centre, providing a wide range of shops, restaurants, and leisure facilities.

Extending to over 2,400 sq ft, the property offers generous and flexible living space throughout. The ground floor features a large and welcoming living area, including a separate front reception room which could easily be converted into a sixth bedroom, home office, or snug. There is also a convenient downstairs WC, a spacious main living room, and a stunning open-plan kitchen diner, ideal for entertaining and modern family life. This space flows seamlessly into a bright conservatory, overlooking the garden.

Upstairs, the home offers four well-proportioned double bedrooms and one single bedroom, along with three bathrooms in total, ensuring comfort and practicality for family living.

Externally, the property continues to impress with a private driveway providing parking for up to four vehicles. To the rear, the exceptionally large garden has been designed for low maintenance, featuring extensive decking throughout — perfect for outdoor dining and entertaining — as well as a storage shed.

This beautifully presented, move-in-ready home combines space, style, and convenience in a highly desirable location. Early viewing is highly recommended.



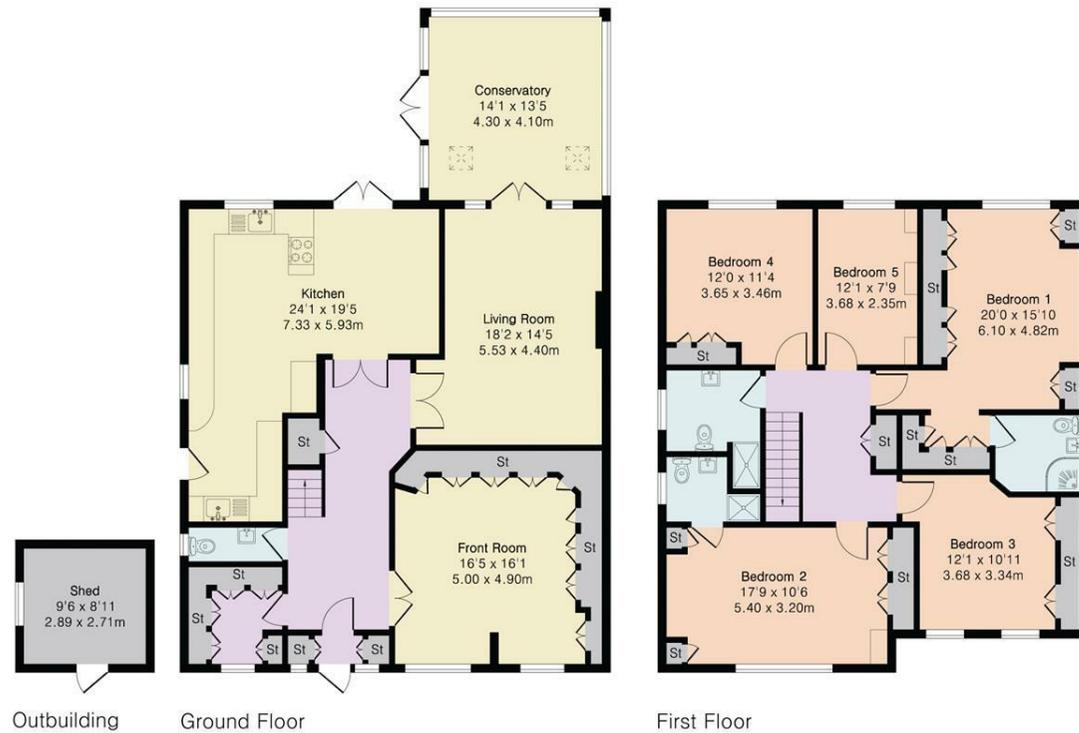


**Approximate Gross Internal Area 2404 sq ft - 224 sq m
(Excluding Outbuilding)**

Ground Floor Area 1321 sq ft – 123 sq m

First Floor Area 1083 sq ft – 101 sq m

Outbuilding Area 84 sq ft – 8 sq m



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(82 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		
England & Wales			England & Wales		

PROPERTY MISDESCRIPTIONS ACT 1991

The agent has not tested any apparatus, equipment, fixtures and fittings, or services, so cannot verify that they are in working order or fit for their purpose or within ownership of the seller, therefore the buyer must assume the information given is incorrect. References to the Tenure of the property are based on information supplied by the Vendor. The agents have not had sight of the title documents. The buyer is advised to obtain verification from their Solicitor. The measurements supplied are for general guidance and as such must not be relied on as fact. Nothing concerning the type of construction or the condition of the structure is to be implied from the photograph of the property. The sales particulars may change in the course of time, and any interested party is advised to make a final inspection of the property prior to exchange of contracts.

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