





A spacious FOUR BEDROOM DETACHED FAMILY HOME nestled within a quiet cul-de-sac located near the popular Leavesden Country Park and the choice of excellent schools both primary and secondary.

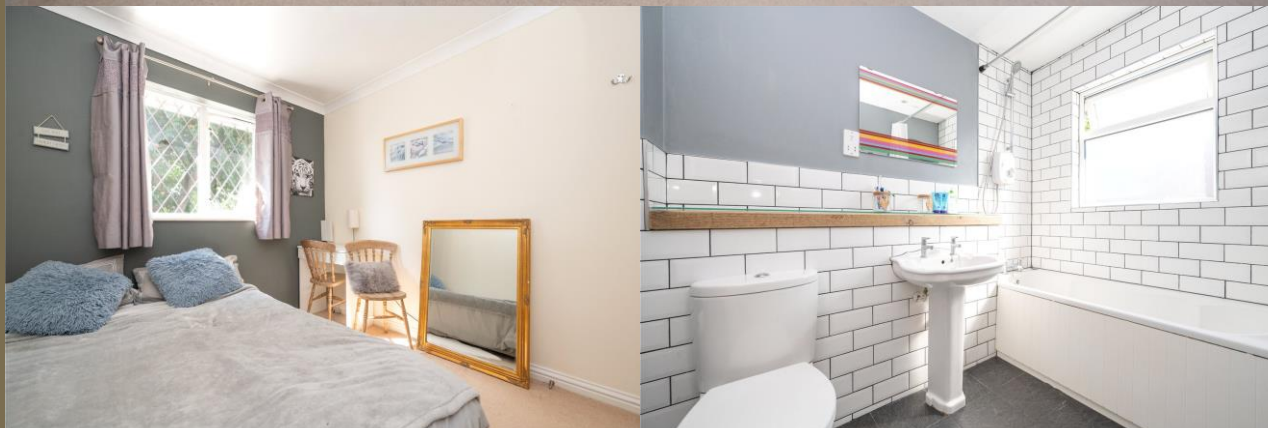
Asking Price: £750,000

This is a well presented, light and airy property. Downstairs it offers three reception rooms, a conservatory, garage and utility room. Upstairs there are four bedrooms and a family bathroom; the master bedroom has a modern and spacious en-suite.

This family home has a good sized, low maintenance garden with a Westerly aspect, that can be accessed via a side gate or through the utility room. To the front of the property there is a garage and driveway which can accommodate up to 4 vehicles.

Oriole Close is a quiet, desirable development and this wonderful property offers excellent extension potential, subject to the usual consent.

EPC Rating: C 72
Council Tax Band: F





Entrance Hall

Family Room 4.91m x 2.57m (16'1" x 8'5").

Living Room 4.64m x 3.59m (15'3" x 11'9").

Kitchen 4.59m x 2.85m (15'1" x 9'4").

Dining Room 3.91m x 2.85m (12'10" x 9'4").

Conservatory 3.15m x 2.49m (10'4" x 8'2").

Utility Room

Cloakroom

Bedroom 1 4.62m x 3.24m (15'2" x 10'8").

Ensuite Bathroom

Bedroom 2 3.16m x 2.59m (10'4" x 8'6").

Bedroom 3 2.79m x 2.59m (9'2" x 8'6").

Bedroom 4 2.79m x 2.19m (9'2" x 7'2").

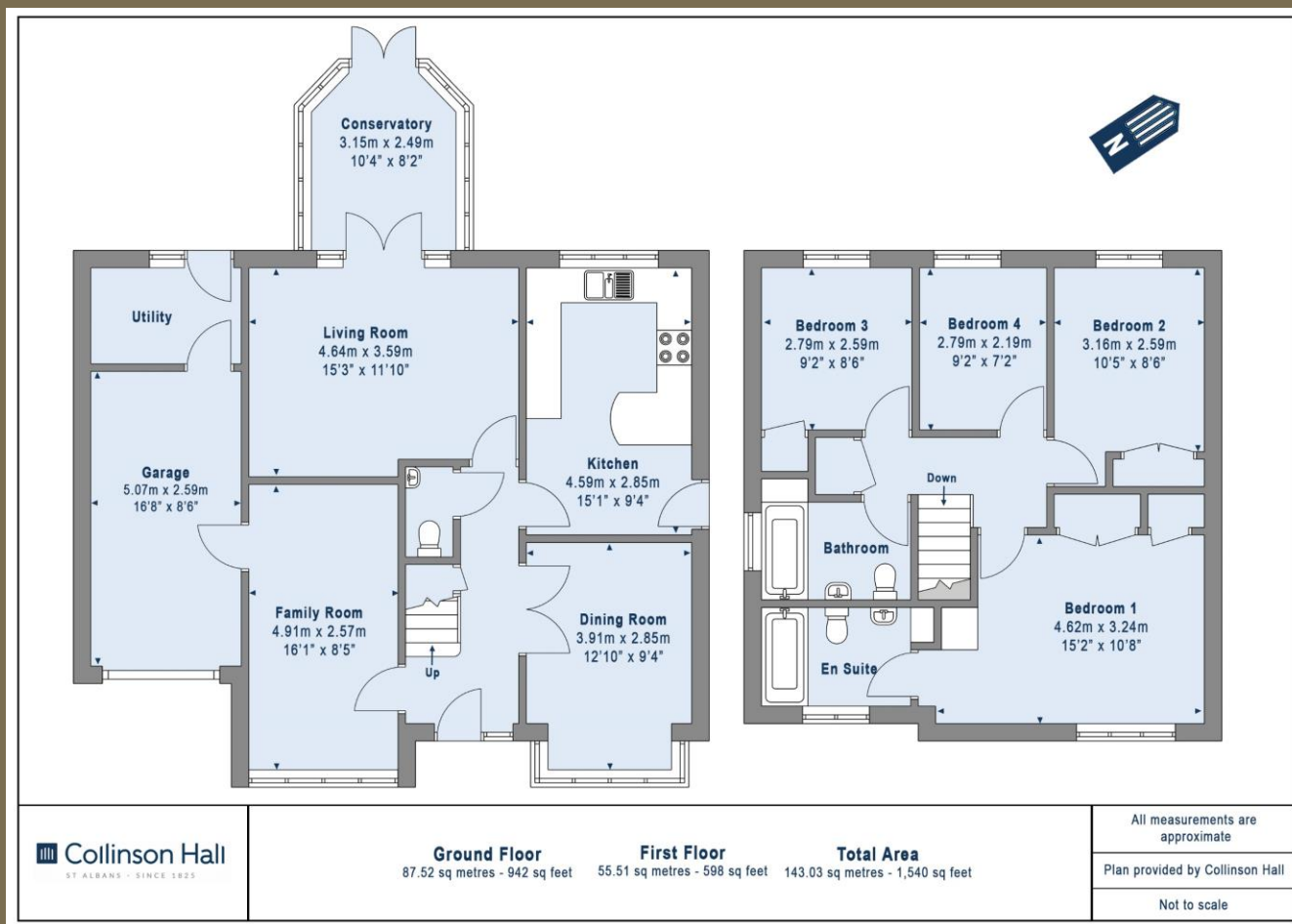
Bathroom

Garden

Garage 5.07m x 2.59m (16'8" x 8'6").







PLEASE NOTE

These particulars do not constitute an offer or contract in whole or in part. Please note that these details have been prepared for prospective purchasers as a general guide. We have endeavoured to be accurate in their preparation, but any intending purchaser should not rely on them as statements or representations of fact. In respect of the floor plans, these are for illustrative purposes only and room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore may include cupboards/shelves, etc. No responsibility is taken for any error. Accordingly they should not be relied upon for carpets and furnishings. The services, systems and appliances at the property have not been tested and no guarantee as to their operability or efficiency can be given.



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