



WELL PRESENTED THREE BEDROOM FAMILY HOME IN RICKMANSWORTH

Woodland Road, Maple Cross, Rickmansworth, WD3 9SU

ROBSONS

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Rickmansworth, WD3 9SU

- **RECEPTION ROOM**
- **DINING ROOM**
- **KITCHEN**
- **THREE BEDROOMS**
- **FAMILY BATHROOM**
- **GARAGE & DRIVEWAY**
- **CHAIN FREE SALE**

Robsons have pleasure in offering this well presented three bedroom family home that has potential to extend and no onward chain.

To the ground floor the hallway leads into a light and spacious reception room with wooden floors and a bay window and a separate dining room with patio doors leading into the garden. The modern white gloss kitchen has ample cupboards together with an integrated electric oven, hob and extractor fan.





To the first floor the main bedroom had fitted wardrobes and a bay window, there are two further bedrooms and a family bathroom with walk in shower and a separate wc

To the front of the property is a driveway for the benefit of off-street parking. The rear garden is mainly laid to lawn and is well screened with mature planting.

The property is situated in Maple Cross, close to the village of Harefield which is surrounded by some beautiful countryside along the Grand Union Canal. The local area also has good sporting facilities which include golf, cricket and football clubs. Rickmansworth caters for specialist and daily shopping requirements to include the food halls of Marks & Spencer, Waitrose and Tesco. More extensive shopping facilities are available in the larger towns of Watford and Uxbridge. At Denham is the Chiltern Line to Marylebone whilst at Rickmansworth there is the Chiltern Line and Metropolitan railways to London Marylebone and Baker Street. The M25 motorway is available at junction 17 connecting you to the national motorway network. The area is well served for good quality private and state schools for all ages.

Tenure: Freehold

Local Authority: Three Rivers District Council

Council Tax: Band E

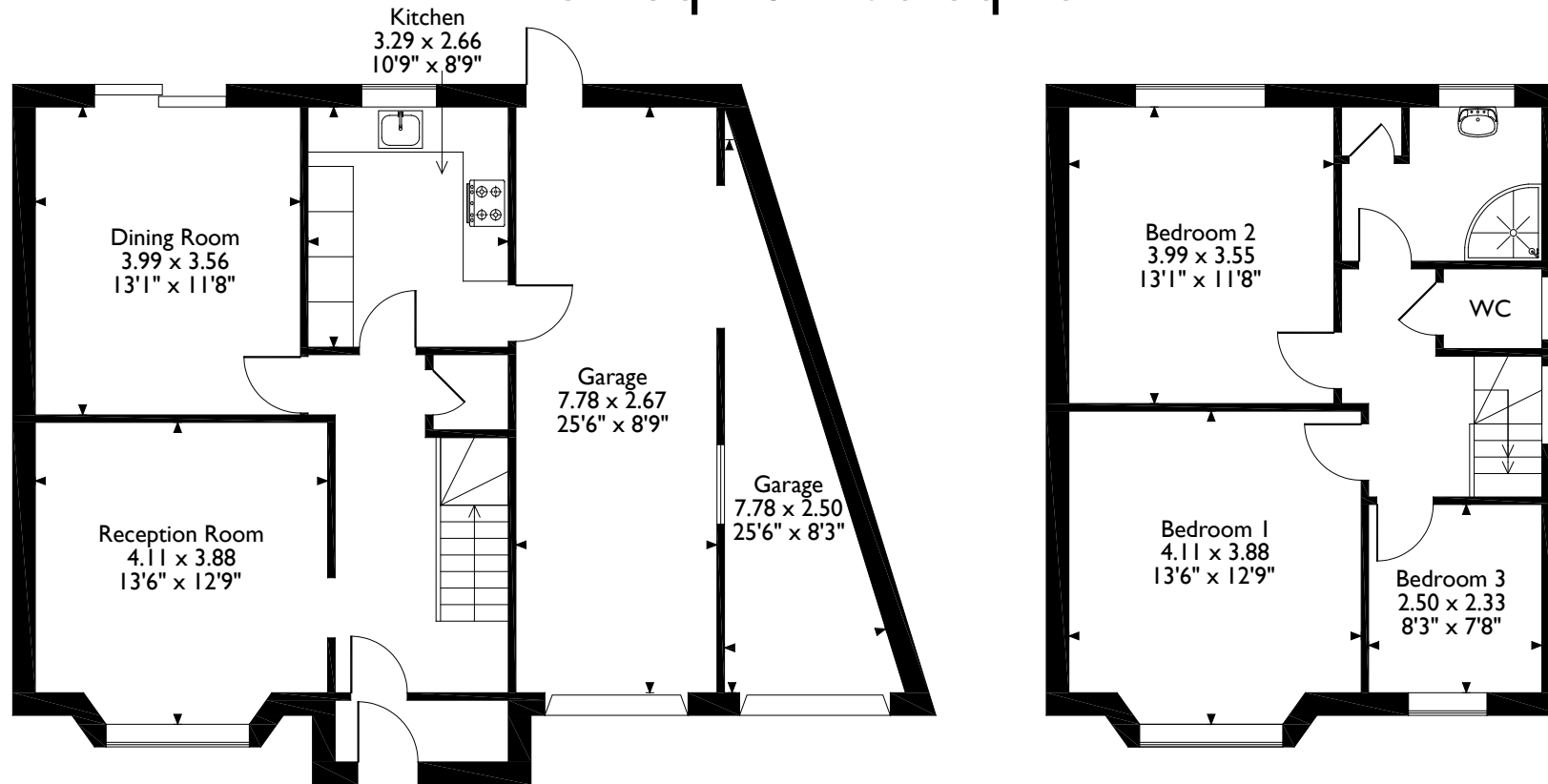
Energy Efficiency Rating: Band D



Woodland Road, Rickmansworth, Hertfordshire

Approximate Gross Internal Area

131 Sq M/1406 Sq Ft



Ground Floor

First Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

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