



A CHAIN FREE THREE BEDROOM, TWO BATHROOM EXTENDED FAMILY HOME

Colne Avenue, Rickmansworth, Herts, WD3 8BS

ROBSONS

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**RECEPTION ROOM • DINING ROOM •
KITCHEN • UTILITY ROOM • GROUND FLOOR
SHOWER ROOM • THREE BEDROOMS •
FAMILY BATHROOM • REAR GARDEN • NO
ONWARD CHAIN**

Description

Available to the market with no onward chain, this well presented, three bedroom, two bathroom extended family home is ideally placed for local amenities, transport links and excellent schools.

The ground floor comprises a hallway with stairs to the first floor. There is a spacious, front-aspect reception room with a feature fireplace. The modern open-plan kitchen has been designed to create the ideal family space with sliding doors opening out to the garden. The kitchen boasts a variety of fitted units providing ample storage space, with integrated appliances and doors leading into the reception and dining room. Completing the ground floor is a front aspect dining room





To the first floor there are three well-appointed bedrooms with one benefitting fitted wardrobes and a family bathroom.

Externally, this great home offers a good-sized garden, laid to lawn with shrubs and flowerbeds, a patio area, a garden shed and side access to the rear garden.

Location

Rickmansworth town centre has a wide range of boutique shops, coffee houses, restaurants and major supermarkets. The Metropolitan and Chiltern line train services connect you to London Baker Street, Marylebone Station and beyond. The M25 motorway is available at both junction 17 and 18, connecting you to the national motorway network. Major London airports are also within reach. The area is well served for good quality private and state schools for all ages. Chorleywood and Rickmansworth offer everything for the sporting individual from rugby, cricket, football, tennis, horse riding and golf. Rickmansworth Aquadrome is an ideal setting for walks, sailing, fishing and water skiing.

Additional Information

Tenure: Freehold

Local Authority: Three Rivers District Council

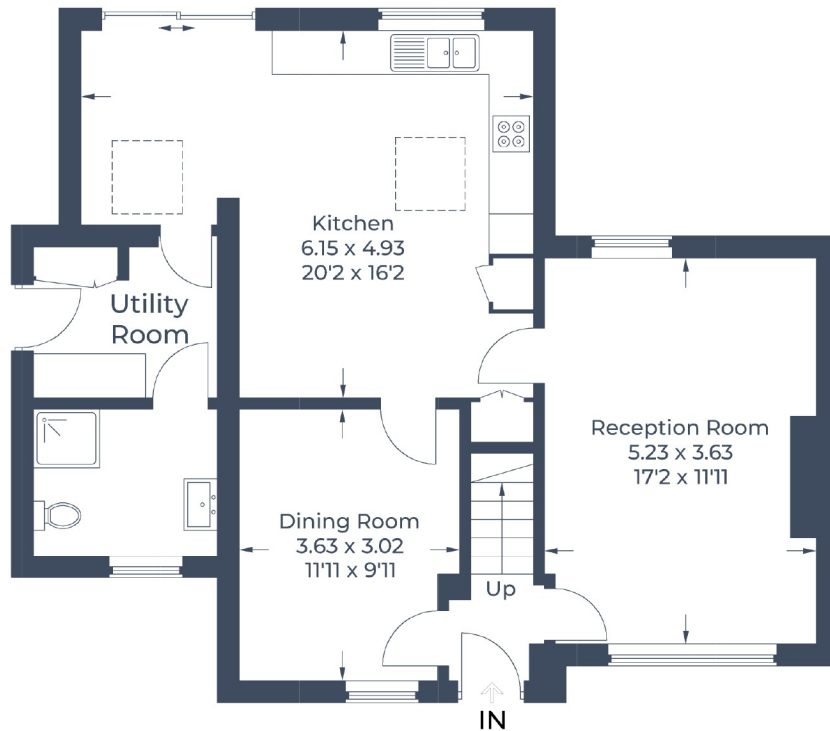
Council Tax: D

Energy Efficiency Rating:

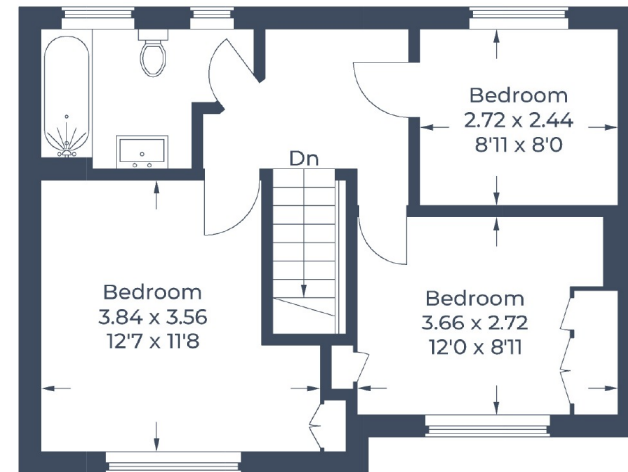
For additional information, please refer to www.robsonswb.com or call us on: 01923 777762.



Approximate Gross Internal Area
Ground Floor = 74.4 sq m / 801 sq ft
First Floor = 43.3 sq m / 466 sq ft
Total = 117.7 sq m / 1,267 sq ft



Ground Floor



First Floor

Illustration for identification purposes only,
measurements are approximate, not to scale.
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