



Toms Lane, Kings Langley

In Excess of £680,000

proffitt
& holt





Toms Lane

Kings Langley

Proffitt and Holt are delighted to offer to the market this three bedroom detached bungalow located on the highly sought after Toms Lane in Kings Langley. The property is offered to the market with NO UPPER CHAIN and offers a wealth of potential (stpp).

The internal accommodation comprises entrance porch, entrance hall, living/dining room, conservatory, kitchen, downstairs shower room, and three well-proportioned double bedrooms (one with en suite). Externally the property excels with driveway parking to the front, a double length garage and a generous and private garden to the rear.

To arrange an internal inspection please contact leading local agent Proffitt and Holt.





Toms Lane

Kings Langley

Kings Langley village has a number of shops catering for many day-to-day requirements, whilst for a more comprehensive range of shopping facilities and amenities, the larger towns of Watford and Hemel Hempstead are within five and four miles drive respectively. For the commuter, Kings Langley mainline station provides a service to London (Euston approximately 30 minutes) and Junction 20 of the M25 is approximately a distance of one mile.

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- Excellent Potential (stpp)
- Three Bedrooms
- Generous Garden
- NO UPPER CHAIN
- Garage
- Detached





General information

Services

Mains electricity, water, gas and drainage are understood to be available to the property. Telephone is subject to telephone installer's transfer regulations.

Fixtures and fittings

All fixtures and fittings are expressly excluded from the sale, unless specifically mentioned herein.

For broadband and mobile speeds see;

<https://www.ofcom.org.uk/phones-and-broadband/coverage-and-speeds/ofcom-checker/>

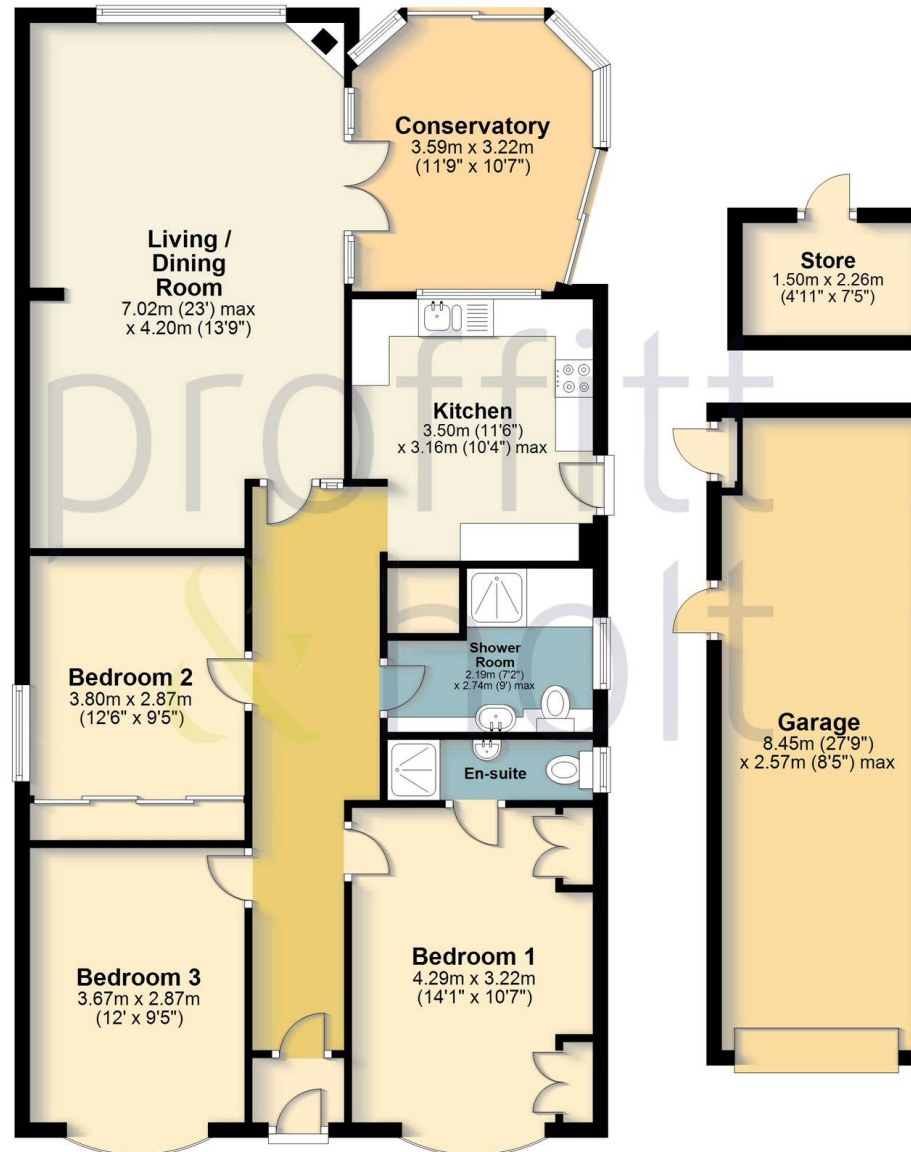






Ground Floor

Approx. 135.0 sq. metres (1453.0 sq. feet)



Total area: approx. 135.0 sq. metres (1453.0 sq. feet)

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE
The position and size of doors, windows, appliances and other features are approximate only. Total area includes garages and outbuildings - Unauthorised reproduction prohibited.
Plan produced using PlanUp.





Proffitt & Holt

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