



A SPACIOUS & CHARACTERFUL 4 BEDROOM, 2 BATHROOM SEMI DETACHED FAMILY HOME IN THE HEART OF CHORLEYWOOD

Shire Lane, Chorleywood, Hertfordshire, WD3 5NR

ROBSONS

Shire Lane, Chorleywood, Hertfordshire, WD3
5NR

**LOUNGE • DINING ROOM • FAMILY ROOM &
GUEST CLOAKROOM • KITCHEN • PRINCIPAL
BEDROOM WITH ENSUITE • THREE FURTHER
BEDROOMS • MUSIC ROOM • FAMILY
BATHROOM • ATTRACTIVE REAR GARDEN •
INTEGRAL GARAGE & OFF-STREET PARKING**

Description

A spacious four bedroom, two bathroom Victorian semi-detached family home built in the 1880's in excess of 1,880 sqft of comfortable living accommodation across three floors. This characterful property is ideally placed for Chorleywood village and is within easy reach of excellent transport links and highly regarded schools.

The ground floor comprises a spacious lounge with a feature fireplace and French doors opening out to the garden, and a dining room. The modern kitchen is accessed via the dining room and boasts a range of fitted units providing ample storage space and integrated appliances. The property boasts lovely high ceilings which add to the sense of space.





Completing the ground floor is a good-sized rear-aspect family room with French doors opening out to the garden and a guest cloakroom with a door opening outside.

To the first floor there are three bedrooms, a music room and a family bathroom. The second floor hosts a principal bedroom with two skylights and an ensuite shower room.

Externally, this family home offers an attractive rear garden laid to lawn with shrub and flowerbed borders and a patio area to enjoy outside dining. To the front is a driveway providing off-street parking and an integral garage.

Location

Chorleywood Village's facilities include a wide choice of boutique shops and coffee houses. The area is also well served for sought after state and private schools. Leisure facilities include golf courses, cricket, football clubs, horse riding and fitness centres. together with Chorleywood Common and Rickmansworth Aquadrome. The Metropolitan and Main lines at Chorleywood Station offer a frequent service into London. The M25 is easily accessible via Junctions 17 and 18.

Additional Information

Tenure: Freehold

Local Authority: Three Rivers District Council

Council Tax Band: G Energy Efficiency Rating: D

For additional information, please refer to www.robsonswb.com or call us on: 01923 285525.



Approximate Gross Internal Area
 Ground Floor = 79.2 sq m / 852 sq ft
 First Floor = 67.4 sq m / 725 sq ft
 Second Floor = 18.7 sq m / 201 sq ft
 Garage = 10.3 sq m / 111 sq ft
 Total = 175.6 sq m / 1,889 sq ft
 (Excluding Shed)



Illustration for identification purposes only,
 measurements are approximate, not to scale.
 © CJ Property Marketing Produced for Robsons



2 New Parade, Chorleywood, Hertfordshire, WD3 5NJ
 Tel: 01923 285525 Email: chorleywood@robsonswb.com
www.robsonswb.com