



1a High Street, Bedmond
£900,000

proffitt
& holt





High Street, Bedmond,

Abbots Langley



We are thrilled to introduce this stunning 4-bedroom detached family home. Upon entering, you will be pleasantly surprised by the deceptively spacious layout that awaits. The property boasts a double garage and off-street parking, providing ample space for multiple vehicles.

One of the standout features of this beautiful home is the master bedroom with its en-suite bathroom. The house is immaculately presented throughout and every corner has been tastefully decorated, creating a warm and inviting atmosphere.

The accommodation itself is both spacious and practical, catering to the needs of a growing family. The presence of a utility room and downstairs W/C adds a layer of convenience to daily living. Whether you enjoy entertaining or simply relaxing in a peaceful setting, this property offers the perfect canvas for your lifestyle.

The spacious and secluded garden provides a lovely retreat from the hustle and bustle of every-day life. Offering a sense of privacy and serenity, the garden is ideal for those with green fingers or those seeking a space to unwind and enjoy the outdoors.

The layout has been thoughtfully designed to maximise living space and natural light, enhancing the overall ambience of the home. With neutral tones and high-quality finishes, the property exudes a sense of sophistication and elegance.

Located in a sought-after area, within close proximity to local amenities, schools, and transport links, the property offers both seclusion and accessibility.

Viewing is highly recommended to truly appreciate the quality and charm of this exceptional property.



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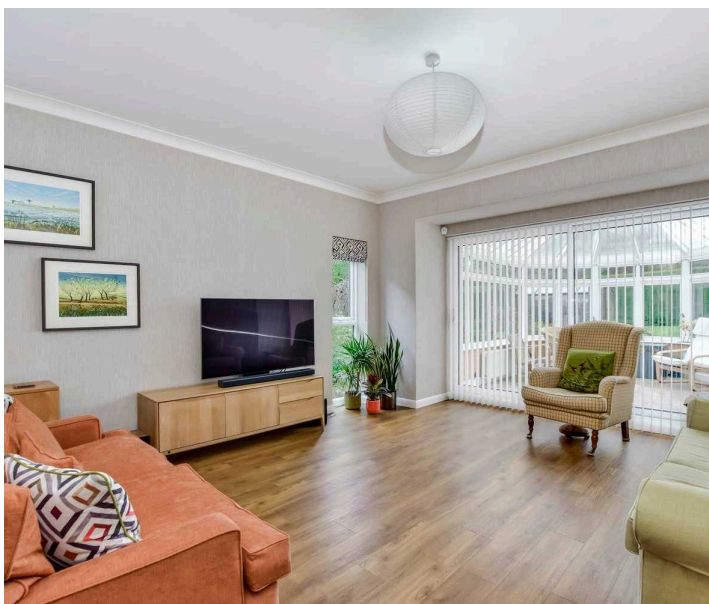
Abbots Langley has a number of local shops catering for most daily requirements, while for a more comprehensive range of shopping facilities and amenities, the larger towns of Watford and Hemel Hempstead are within a drive of approximately three miles. For the commuter, both Kings Langley mainline station and Watford Junction station provide services to London, Euston and Junction 20 of the M25 is a distance of approximately two miles.

Council Tax band: G

Three Rivers District Council

Tenure: Freehold

EPC Energy Efficiency Rating: D



- Detached Family Home
- Deceptively Spacious
- Double Garage and Off Street Parking
- Master Bedroom with En-Suite
- Immaculately Presented Throughout
- Tastefully Decorated
- Spacious and Secluded Garden
- Utility Room and Downstairs W/C
- Large Conservatory





For broadband and mobile speeds see:

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

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

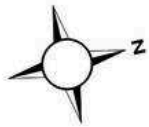
All fixtures and fittings are expressly excluded from the sale, unless specifically mentioned herein.





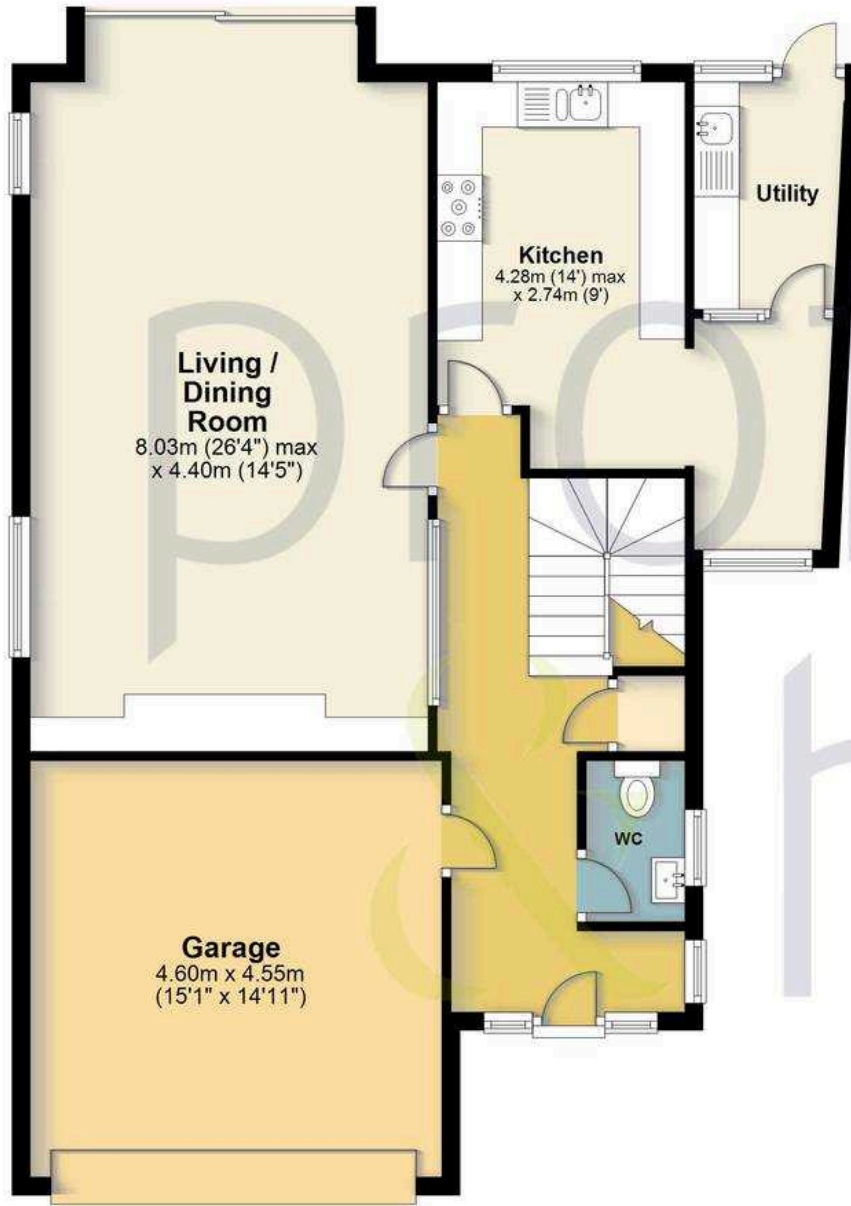






Ground Floor

Approx. 93.1 sq. metres (1002.2 sq. feet)



First Floor

Approx. 78.8 sq. metres (848.3 sq. feet)



Total area: approx. 171.9 sq. metres (1850.6 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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