



Olivers Close
Potten End

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Offers In Excess Of £495,000

entrance hall | lounge | kitchen | dining room | utility | cloakroom/WC | three bedrooms | family shower room | garden office | off-road parking | rear garden

A charming three bedroom semi-detached family home with extended reception accommodation and separate home office, in a quiet cul-de-sac setting in this delightful village location.

An entrance hall gives access to the spacious dual-aspect lounge which features a cast iron fireplace. The well-appointed kitchen is fitted with solid oak units complemented by granite worktops, and includes integrated double oven, gas hob and fridge/freezer. A separate dining room features french doors on to the garden. The ground floor further benefits from a utility room and cloakroom/WC.

On the first floor, there are three bedrooms, two of which include built-in storage. There is also a modern family shower room.

Outside, the property benefits from block-paved parking to the front. The established westerly-aspect rear garden features an elevated paved terrace leading down to a decked seating area, along with a generous lawn and attractive borders. A superb additional benefit is the detached office situated at the end of the garden. This stylish 'cabin' includes power and sliding glazed doors and provides useful additional living space.

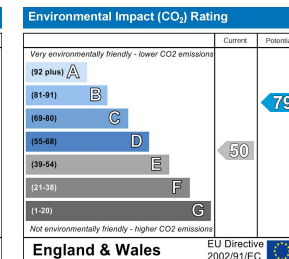
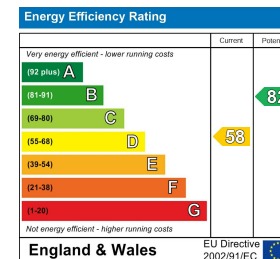
Services

Gas fired boiler serving domestic hot water and heating. Mains water, electricity and drainage.

Situation

The lovely village of Potten End is located between Berkhamsted and Hemel Hempstead, both of which offer excellent shopping, sporting and educational facilities. For commuters, there are good connections to both the M1 and M25, whilst the mainline stations at Berkhamsted and Hemel Hempstead provide fast and frequent services to London (Euston).

These particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract. None of the statements are to be relied on as a statement of fact. Areas, measurements or distances are given as a guide only. We have not tested any of the equipment, appliances or services to this property nor do we have knowledge of any defects.



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151 High Street Berkhamsted Hertfordshire HP4 3HH 01442 386555 www.oakleysestate.co.uk

