

Tel: 01923 677755
Fax: 01923 680729

www.claytons.co.uk

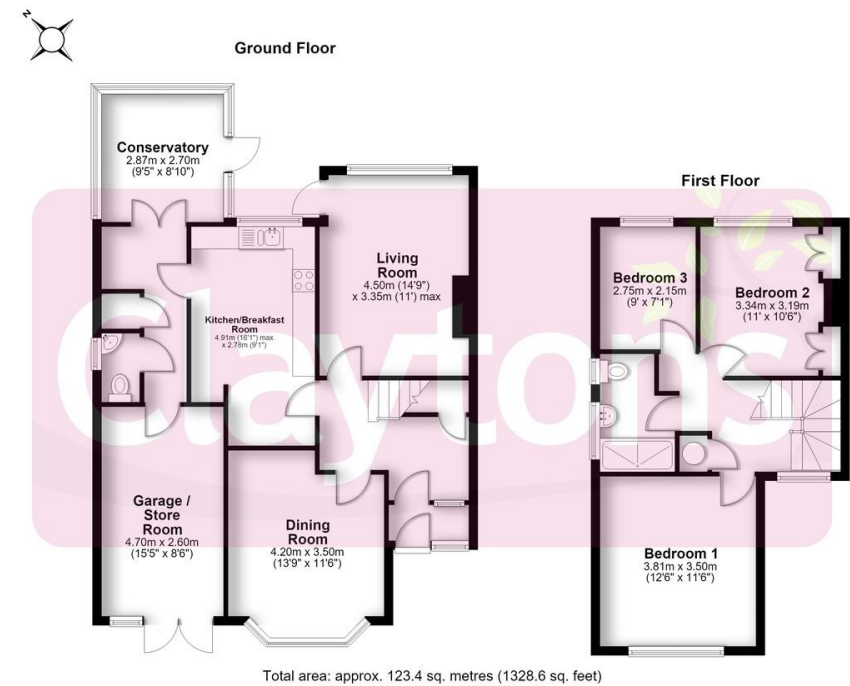


BROOMFIELD RISE, ABBOTS LANGLEY - £600,000
3 Bedroom Semi-detached House



This well-presented three-bedroom semi-detached home is situated in the sought-after village of Abbots Langley, offering spacious and versatile accommodation ideal for families and professionals alike. The property features a bright and welcoming living space, complemented by a delightful conservatory that provides an additional reception area overlooking the beautifully maintained rear garden. The generous garden offers a wonderful outdoor retreat, perfect for relaxing, entertaining, or family enjoyment. Upstairs, there are three well-proportioned bedrooms and a family bathroom, while outside the property benefits from a private garage, providing secure parking or useful additional storage. Conveniently located close to local amenities, highly regarded schools, and excellent transport links, this attractive home combines comfortable living with a desirable village setting, making it an excellent opportunity for a wide range of buyers.

- Family home
- Two reception rooms
- Conservatory
- Rear garden
- Garage and parking
- No upper chain
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 **VIEWING BY APPOINTMENT THROUGH CLAYTONS 01923 677755**

FREE VALUATIONS & MARKETING ADVICE

Can we assist you in the sale of your property? If your home is situated within the catchment area of one of our sales offices we would be pleased to offer you a free valuation and market appraisal, a service which we provide without obligation. Competitive fees are always available for both sole and multiple agency. Please contact David Clayton on 01923 677755.

NB 1) We have not tested any appliances and/or services mentioned in these property particulars and do not intend to imply they are in full working order. Photographs are for illustrative purposes only and may show items that are not included in the sale of this property. 2) Due to Money Laundering Regulations 2003 we will ask all prospective purchasers for identification. 3) Buyers should seek verification from their solicitor about the legal title of this property.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		74
(55-68) D	61	