

Estate Agency with a personal touch!

Five Acres, London Colney, Herts, AL2



A three bedroom terraced family home with great scope for extension (Subject to planning permission). Tucked within this sought after location in London Colney, giving very easy access to local shops, schools and nearby motorway links.

- Lounge
- Dining Room
- Kitchen

- Bathroom
- Rear Garden
- Own Driveway
- Three Bedrooms
 Potential To Extend (STPP)

£450,000 Freehold

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Accommodation Comprises

Entrance Hall

Lounge 12'8" x 12'6" (3.86m x 3.81m)

Dining Room 9'3" x 9'1" (2.82m x 2.77m)

Kitchen 9'5" x 9'2" (2.87m x 2.79m)

Stairs To First Floor

Landing

Bedroom One 12'8" x 12'6" (3.86m x 3.81m)

Bedroom Two 12'6" x 9'3" (3.81m x 2.82m)

Bedroom Three 11'2" x 8'0" (3.40m x 2.44m)

Bathroom

Exterior

Brick Built Storage Sheds

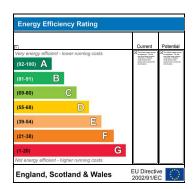
Rear Garden

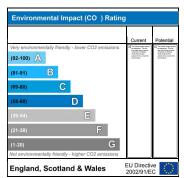
Own Driveway











Tel: 01923 559569 - 01727 580085 - 020 3394 0063

Email:sales@oliverandakers.com Web:www.oliverandakers.com

VIEWING BY APPOINTMENT WITH AGENTS OLIVER & AKERS

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- (1) MONEY LAUNDERING REGULATIONS intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.
 - (2) These particulars do not constitute part or all of an offer or contract.
 - (3) The measurements indicated are supplied for guidance only and as such must be considered incorrect.
 - (4) Potential buyers are advised to recheck the measurements before committing to any expense.
- (5) Oliver & Akers have not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliance.
 - (6) Oliver & Akers have not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.