



**A SPACIOUS & WELL PRESENTED FOUR BEDROOM, TWO BATHROOM DETACHED FAMILY HOME**

Baldwins Lane, Croxley Green, Rickmansworth, Hertfordshire, WD3 3LJ

**ROBSONS**



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Hertfordshire, WD3 3LJ

**TWO RECEPTION ROOMS • KITCHEN &  
UTILITY ROOM • OFFICE • GARDEN ROOM •  
GROUND FLOOR SHOWER ROOM • FOUR  
BEDROOMS • FAMILY BATHROOM • SIZEABLE  
REAR GARDEN • GARAGE & OFF STREET  
PARKING FOR MULTIPLE CARS • PLANNING  
PERMISSION APPROVED FOR AN EXTENSION**

### Description

A bright and well-maintained four bedroom, four reception detached period home in excess 2,150 sq.ft. of comfortable living accommodation with 100 ft. rear garden and a carriage driveway. This lovely home also benefits from approved planning permission for a two storey side and single storey rear extension.

The property has been lovingly restored by the owners and benefits from two reception rooms, a modern kitchen, an office, a garden room, a utility room and a ground floor shower room. The kitchen/breakfast room features a variety of fitted units providing ample storage space, integrated appliances, a breakfast bar and a vaulted skylight.







Off the kitchen is a fabulous garden room, flooded with natural light with glass doors that fold back to let the outside in.

To the first floor there are three double bedrooms, a single bedroom and a modern family bathroom with a roll-top bath, a shower and under-sink storage.

Externally, the property is approached by a carriage driveway providing off-street parking for multiple vehicles. Side access leads to a large, private rear garden laid to lawn with a generous patio area to enjoy outside dining.

### Location

Picturesque Croxley Green provides the perfect backdrop as it offers village charm in the rural suburbs of Hertfordshire. The property is within easy reach of Croxley Green and Rickmansworth town centres with its wide range of boutique shops, coffee houses, restaurants and supermarkets. The Metropolitan and Chiltern line train services connects you to London Baker Street, Marylebone Station. The M25 motorway is available at both junctions 17 and 18 connecting you to the national motorway network. The area is well served for good quality private and state schools for all ages.

### Additional Information

Tenure: Freehold

Local Authority: Three Rivers District Council

Council Tax Band: G

Energy Efficiency Rating: C

For additional information, please refer to [www.robsonswb.com](http://www.robsonswb.com) or call us on: 01923 777762.





Approximate Gross Internal Area  
 Ground Floor = 137.3 sq m / 1,478 sq ft  
 First Floor = 62.5 sq m / 673 sq ft  
 Total = 199.8 sq m / 2,151 sq ft

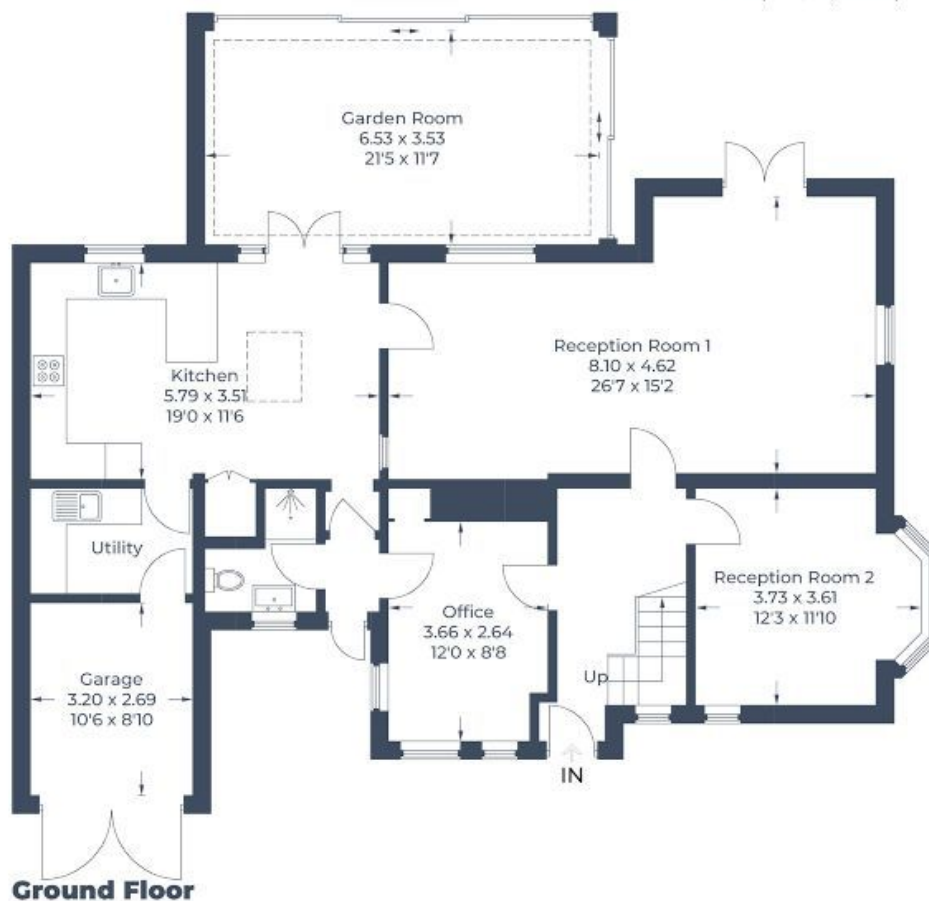


Illustration for identification purposes only,  
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SCAN TO VISIT



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