



Connells

Toms Lane
Bedmond Abbots Langley



Property Description

A superb three/ four bedroom semi detached house located in sought after Toms Lane. This spacious home is perfect for the growing family due to its design and accommodation. Close to several very popular schools such as Bedmond Academy, Breakeaspeare and Alban Wood. In Bedmond High street there is a convenience store. This home is decorated to a high standard and has off road parking for several cars. To the rear is a large well-kept garden with plenty of space to enjoy the warmer months. On the ground floor there is a porch and entrance hall, the front living room and the third bedroom/ study. As you move on through the ground floor there is a rear living room with doors onto the garden, a large kitchen/ diner overlooking the patio, a downstairs WC and handy utility room. To the second floor and two double bedrooms and bedroom four. The family bathroom has a shower cubicle and a bath. Your viewing is highly recommended on this perfectly extended residence.



Entrance Hall

Front door.

Rear Lounge

21' 1" max x 12' 4" max (6.43m max x 3.76m max)

Laminate flooring, radiator, patio doors.

Bedroom 3/study

8' x 12' 9" (2.44m x 3.89m)

Radiator, window, laminate flooring.

Front Living Room

14' max, plus bay x 10' 5" (4.27m max, plus bay x 3.17m)

Laminate flooring, two radiators, bay window.

Kitchen/ diner

Irregular Shaped Room x (x)

Fitted kitchen comprising wall and base units, cooker point, sink with drainer, plumbing for dishwasher, two radiators, tiled walls, window, laminate flooring, door to rear.

Cloakroom

WC, tiled walls, wash hand basin, radiator, window.

Utility Room

7' 11" x 8' (2.41m x 2.44m)

Tiled floor, radiator.

First Floor Landing

Bedroom 1

10' 5" max x 11' 4" (3.17m max x 3.45m)

Radiator, window.

Bedroom 2

10' 11" max x 10' 11" plus recess (3.33m max x 3.33m plus recess)

Radiator, window.

Bedroom 4

Irregular Shaped Room x (x)

Window, radiator.

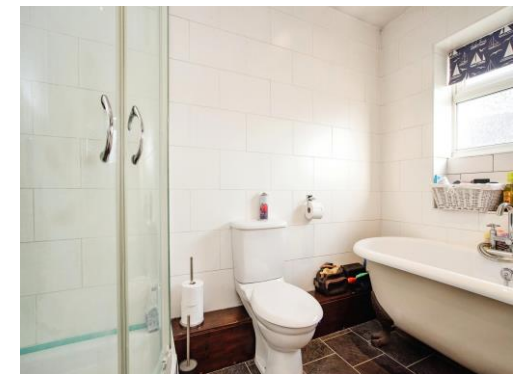
Outside

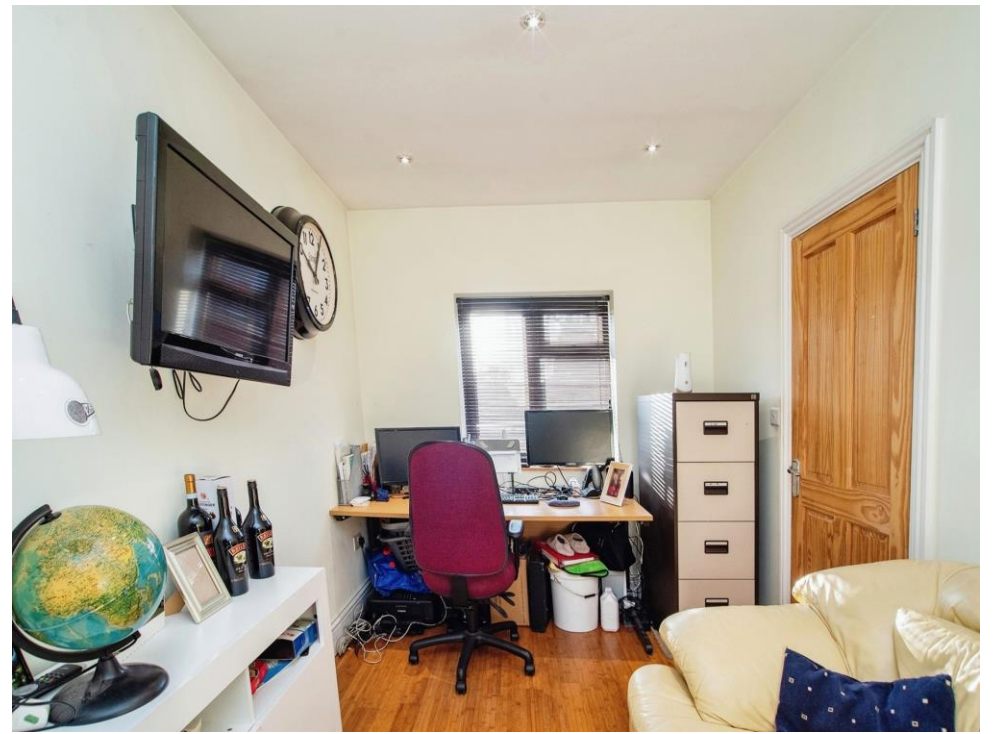
Front Garden

Off road parking for four/ five cars.

Rear Garden

Lawn area, patio area, side access.









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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EPC Rating: C

Tenure: Freehold

view this property online connells.co.uk/Property/LEA102792



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