





A 1950's two bedroom mid-terrace home set in a tranquil, leafy setting on the favoured Berry Lane Estate, Mill End, bordering Rickmansworth and Chorleywood.

The ground floor is thoughtfully arranged to provide flexible and comfortable living. It comprises a good-sized living room with an adjoining conservatory which extends the living space, a separate dining room with garden views, and a practical front aspect kitchen.

To the first floor, there are two well-proportioned double bedrooms, both with a rear aspect overlooking the garden. The layout is completed by a family bathroom and a separate W.C.

Outside, the property is equally appealing. The front garden features a neat lawn area, attractively landscaped with a variety of mature plants, shrubs, and rose beds, all enclosed with hedge boundaries to offer privacy and kerb appeal. In addition, there is off-street parking to the front. A shared side passageway provides handy access to the rear.

The private cottage garden enjoys the benefit of a south easterly aspect, and is packed with a variety of established shrubs, providing an abundance of colour. A brick store / shed provides useful dry storage. A lawned area and sheltered patio provide the finishing touch.

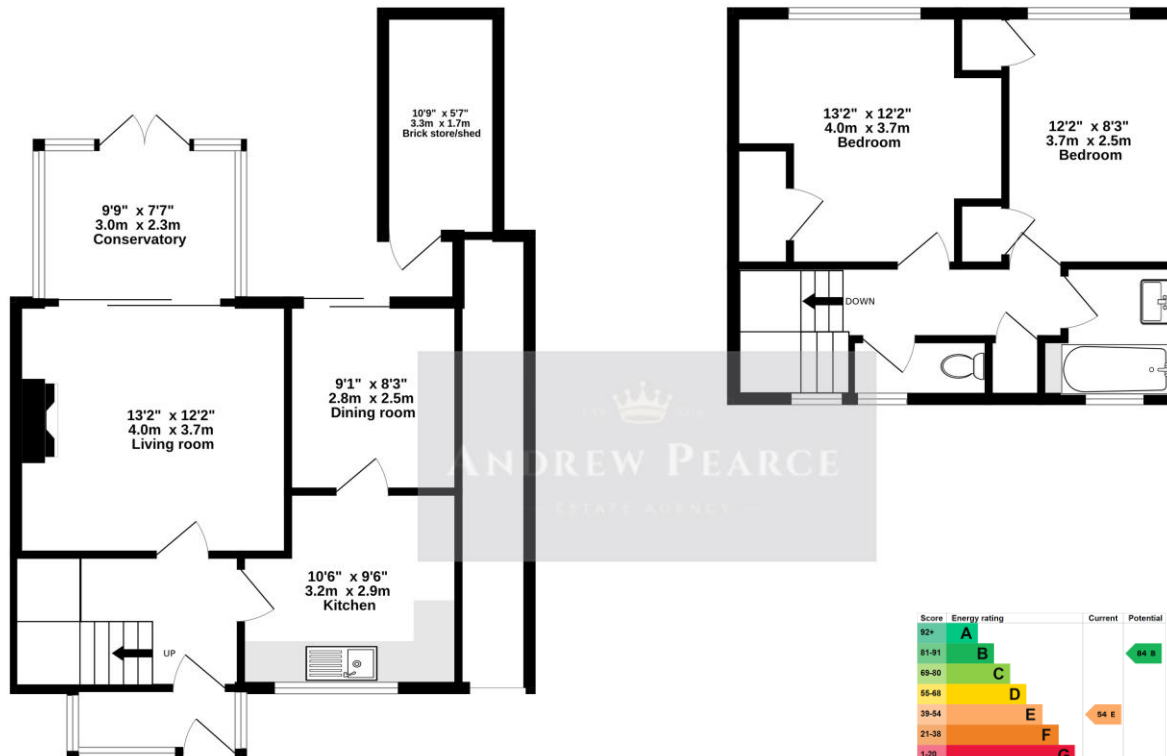
The property is situated within close proximity to highly regarded schools, local shops, green open spaces, and excellent transport links. Rickmansworth Station (Metropolitan and Chiltern Lines) and the M25 are within easy reach, providing straightforward access to London and beyond.

This 1950s home offers great scope to enhance and extend, and is set in a quiet, community-friendly neighbourhood.



GROUND FLOOR
626 sq.ft. (58.1 sq.m.) approx.

1ST FLOOR
398 sq.ft. (37.0 sq.m.) approx.



TOTAL FLOOR AREA: 1024 sq.ft. (95.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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