

Loudwater Drive, Loudwater, Hertfordshire, WD3 4HN



£1,100,000 Freehold
2 Double Bedroom Semi Detached Cottage

A rarely available TWO DOUBLE BEDROOM GROUND FLOOR COTTAGE, situated in this stunning location, with beautiful views of the surrounding grounds to Loudwater House.

- SPACIOUS KITCHEN/LIVING/DINING ROOM
- TWO DOUBLE BEDROOMS
- EN-SUITE BATHROOM TO BEDROOM ONE
- FAMILY SHOWER ROOM
- INTEGRAL GARAGE
- PRIVATE GARDEN
- STUNNING CHARACTER BUILDING
- BEAUTIFUL VIEWS OVER THE RIVER CHES

Loudwater House, Rickmansworth, Hertfordshire, WD3 4HN

This charming and spacious two double bedroom bungalow was built circa 1810, but the current owners have modernised the interior to create this stylish family home. The entrance hall provides access to all rooms within the property. There is a 25' open plan living/dining room and modern fitted kitchen/breakfast room. Bedroom one has ample built-in storage and an en-suite bathroom. Bedroom two (currently being used as an additional reception room) has double doors leading out to the private garden. There is also a modern shower room.

The garden has a paved patio leading to an area of lawn with flowered and shrubbed borders and has amazing views of the River Chess. There is also an integral garage, accessed from the entrance hall, an up and over to the front and a door to the rear garden.

Loudwater House is situated on a plot of just under two acres. There are generous, well-maintained communal grounds that back onto the River Chess and ample residents parking.

The Loudwater Estate is a private, gated community approximately 1 mile north of Rickmansworth Town Centre. There are trains directly to Central London via the metropolitan line approximately every 15 minutes. The M25 is just a few minutes away providing a gateway to all major roads. The area is also serviced by a choice of quality schooling to include the Royal Masonic, Charlotte House, St Clement Danes, Joan of Arc and Rickmansworth School.

- Local Authority: Three Rivers District Council
- Council Tax: Band G Approx. £3821.97 (2025-2026)
- Approx. Floor Area: 1491 Sq ft / 138.5 Sqm
- Nearest Station: 1.4 miles Rickmansworth Station – Metropolitan/Chiltern Line



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Approximate Gross Internal Area
138.5 sq m / 1,491 sq ft
(Including Garage)

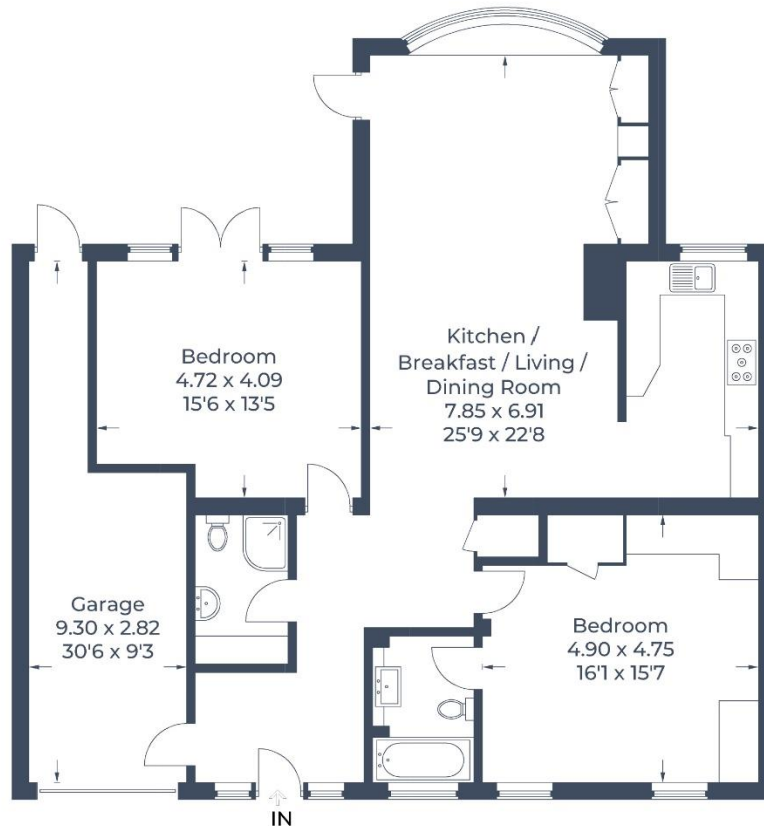


Illustration for identification purposes only,
measurements are approximate, not to scale.

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VIEWING: Strictly by appointment only, through owner's sole agents **LMG Estates Ltd t/a TREND & THOMAS, RICKMANSWORTH Ph 01923 773 616.**

PLEASE NOTE: It is not always possible to confirm the working order of the central heating at the time of our inspection, nor the working order of appliances included within the sale, therefore we strongly recommend that prospective buyers satisfy themselves upon these matters before embarking upon the expense of purchase, survey, or solicitors' costs.

FIXTURES & FITTINGS: Please note that nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired/plumbed in or not), gas fires or light fittings or any other fixtures are included within the purchase, unless otherwise stated.

NB. Whilst these particulars are intended to give a fair description of the property concerned, their accuracy is not guaranteed and any intending purchaser must satisfy himself by inspection or otherwise, as to the correctness of statements contained therein. These particulars do not constitute an offer, or a contract, and statements therein are made without responsibility, or warranty on the part of the vendor or Trend & Thomas, neither of whom can hold themselves responsible to expenses incurred should the property no longer be available.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		73 C
55-68	D		
39-54	E	51 E	
21-38	F		
1-20	G		