



33 Rudolph Road, Bushey Village, WD23 3DX

Price £725,000 Freehold

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 ChurchillsBushey



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33 Rudolph Road, Bushey Village, Bushey, Hertfordshire, WD23 3DX

- A Refurbished 3 Bed 2 Bath Detached Chalet Bungalow
- Heart Of Bushey Village - Close to All Local Amenities
- 20ft Modern Kitchen/ Dining Room
- Double Glazed Conservatory With Under Floor Heating
- Attractive Rear Garden
- Off Street Parking To The Front
- No Upper Chain
- Energy Rating: D

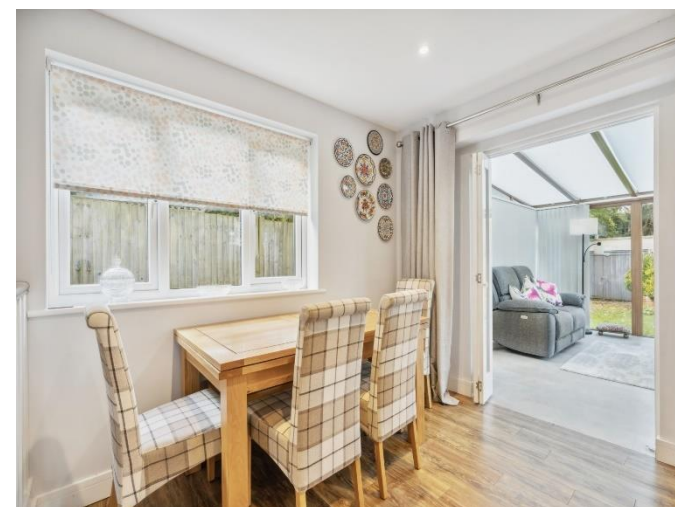
This beautifully refurbished detached chalet bungalow offers three spacious bedrooms and two modern bathrooms. Upon entering, you are welcomed by a bright entrance hall leading to a comfortable living room. The property boasts a generous 20ft kitchen/dining room, ideal for both cooking and entertaining. A stand out feature is the double glazed conservatory, complete with under floor heating, providing a space to enjoy the garden all year round. The ground floor also features two double bedrooms and a stylish shower room, while the first floor provides an additional bedroom and a bathroom.

With gas central heating and double glazing throughout, the home ensures year round comfort.

Outside, there is an attractive rear garden perfect for relaxation, along with convenient off street parking at the front.

Nestled in the heart of Bushey Village, this home is ideally located close to all local amenities and benefits from being offered for sale with no upper chain.











ENTRANCE HALL

Staircase to first floor with cupboards under, inset spotlights

LIVING ROOM 14'1" (4.29m) x 9'11" (3.02m)

Double glazed window to the front aspect with fitted shutters, fireplace feature with electric log effect burner, shelving to alcoves

KITCHEN/ DINING ROOM 20'3" (6.17m) x 11'8" (3.56m)

Range of wall, base, drawer and display units, wooden working surfaces incorporating a breakfast bar, inset sink unit with drainer and mixer tap, built in eye level oven, ceramic hob with extractor chimney hood over, plumbing for washing machine and slimline dishwasher, space for fridge freezer, inset spot lights, engineered wood flooring, space for dining table, dual aspect room with double glazed windows to side and rear and bifolding doors leading on to the conservatory

DOUBLE GLAZED CONSERVATORY 12'11" (3.94m) x 12'5" (3.78m)

With sliding doors leading on to the patio and additional door leading to the outside, Karndean flooring with electric under floor heating, inset spotlights

BEDROOM 2 11'5" (3.48m) x 10'8" (3.25m)

Double glazed window to the side aspect

BEDROOM 3 11'1" (3.38m) x 10'0" (3.05m)

Double glazed window to the front aspect with fitted shutters

GROUND FLOOR SHOWER ROOM

Fully tiled. Independent shower cubicle, low flush wc, wash hand basin with vanity unit under, wall mounted mirror with light,inset spot lights, double glazed window to the side aspect, extractor fan, airing cupboard housing wall mounted Ariston combination boiler

FIRST FLOOR LANDING

Skylight window, inset spot lights

BEDROOM 1 11'8" (3.56m) x 11'7" (3.53m)

Double glazed window to the rear aspect, inset spot lights, eaves storage

BATHROOM

Panelled bath with independent shower over, glass shower screen, low flush wc, wash hand basin with drawer unit under, wall mounted mirror with light, inset spot lights, extractor, part tiled walls, skylight window, laminate wood flooring, door to large walk in loft space

OUTSIDE

REAR GARDEN

Paved patio area, lawn, borders, shrubs, garden shed, outside tap and light, gated side access

DOUBLE GARAGE 16'5" (5m) x 14'1" (4.29m)

No vehicle access, light and power

OFF STREET PARKING


Via block paved driveway to the front of the property

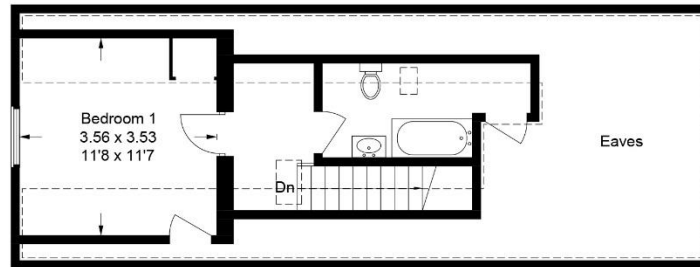
COUNCIL TAX

Hertsmere Borough Council, Tax Band E, £2619.51 2024/2025

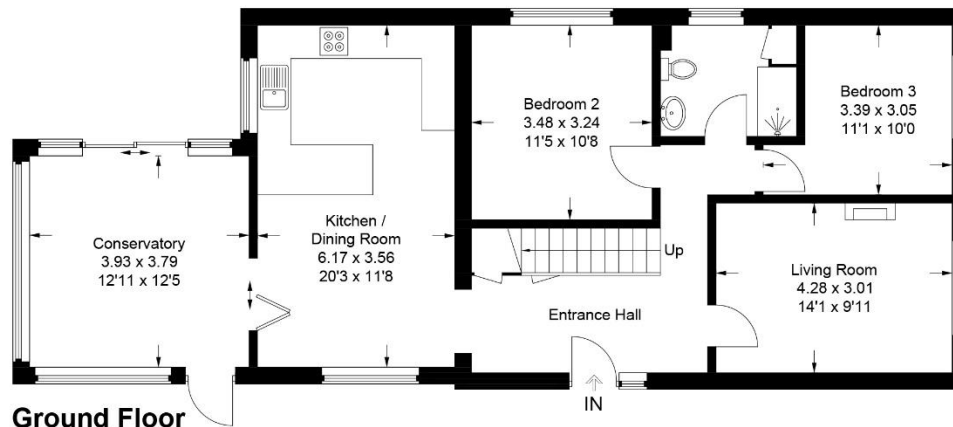
Approximate Gross Internal Area
 Ground Floor = 93.9 sq m / 1,011 sq ft
 First Floor = 25.7 sq m / 277 sq ft
 Garage = 21.5 sq m / 231 sq ft
 Total = 141.1 sq m / 1,519 sq ft
 (Excluding Eaves)



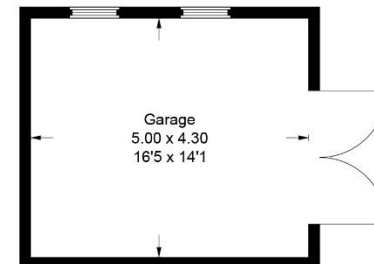
 = Reduced headroom below 1.5m / 5'0"



First Floor



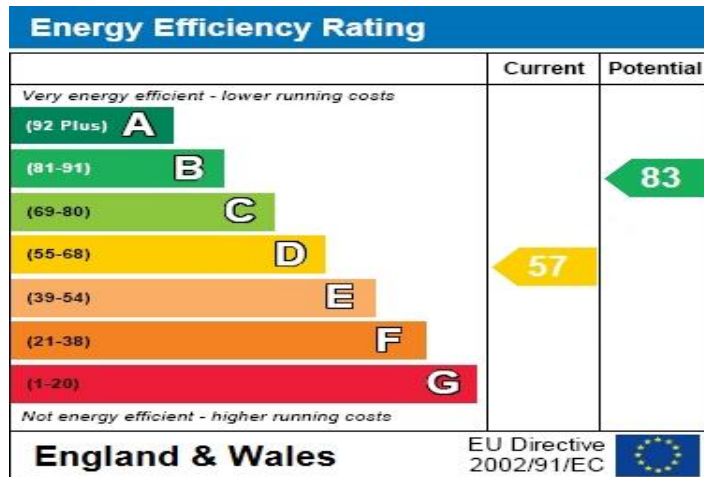
Ground Floor



(Not Shown In Actual
Location / Orientation)

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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Part of the **F** fairfield family



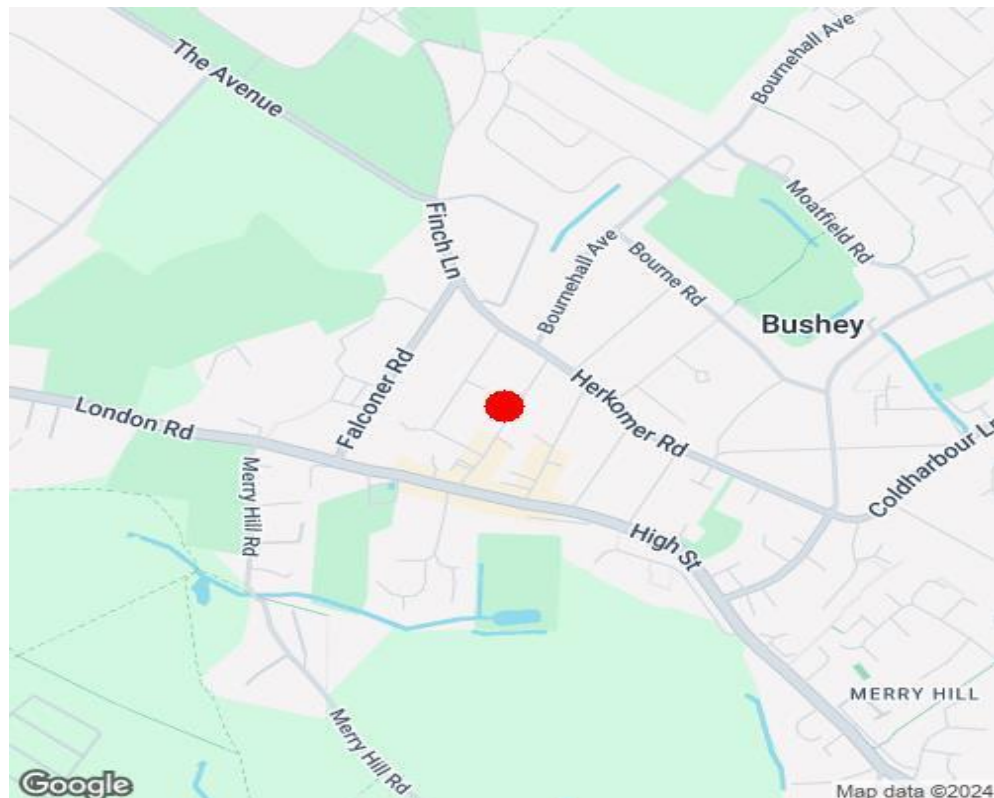
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Important Notice:

We have prepared these particulars as a general guide of the property and they are not intended to constitute part of an offer or contract. We have not carried out a detailed survey of the property and we have not tested any apparatus, fixtures, fittings, or services. All measurements and floorplans are approximate, and photographs are for guidance only, and these should not be relied upon for the purchase of carpets or any other fixtures or fittings.

Lease details, service charges and ground rent (where applicable) have been provided by the client and should be checked and confirmed by your solicitor prior to exchange of contracts.