



103 Herkomer Road, Bushey, WD23 3LS

Price £685,000 Freehold

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 **Churchills**Bushey



Price £685,000

103 Herkomer Road, Bushey, Hertfordshire, WD23 3LS

- An Extended 3 Bedroom 2 Bathroom End Of Terrace House
- Tastefully Decorated Throughout
- Modern Kitchen/ Breakfast Room
- Loft Converted To Provide Bedroom & Ensuite
- Gas Central Heating/ Double Glazing
- Low Maintenance Rear Garden With Summer House
- Off Street Parking For 2 Cars
- Convenient Residential Location
- Council Tax Band E - Hertsmere Borough Council
- Energy Rating: D

This extended 3 bedroom end of terrace character property is beautifully presented and tastefully decorated throughout. The entrance hall leads into a spacious open plan living and dining room, featuring a charming bay window to the front, an open fireplace, and patio doors opening onto the rear garden. The modern kitchen/breakfast room is thoughtfully designed and flows seamlessly into a TV room extension, complete with bifolding doors that also open directly to the garden. On the first floor, the main bedroom boasts a bay window and fitted wardrobe cupboards, accompanied by an additional bedroom, a stylish bathroom with a free standing bath and ample storage, and a separate WC. The loft has been cleverly converted to create a further bedroom with an ensuite shower room. Outside, the low maintenance rear garden benefits from an artificial lawn and a summer house with electricity, an ideal space for a home office or gym. The front of the property offers a block paved driveway providing off street parking for two cars. Further features include gas central heating and double glazing throughout. Ideally located close to Bushey High Street's shops and restaurants, as well as local schools, this home perfectly combines character, comfort, and convenience.









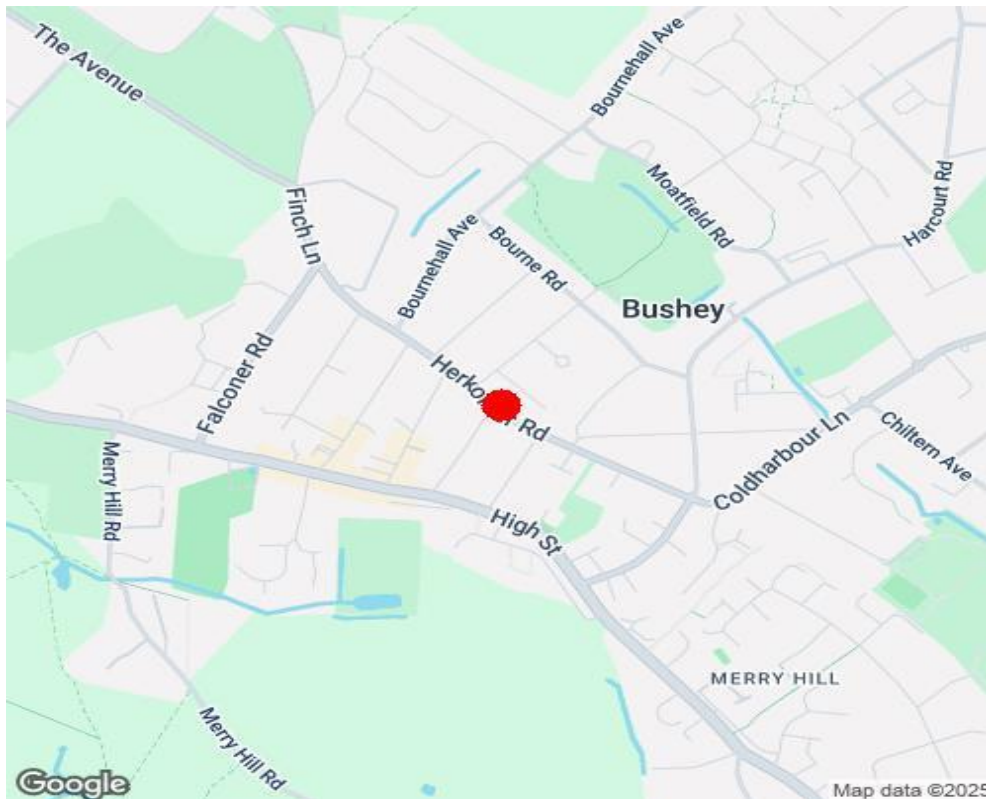
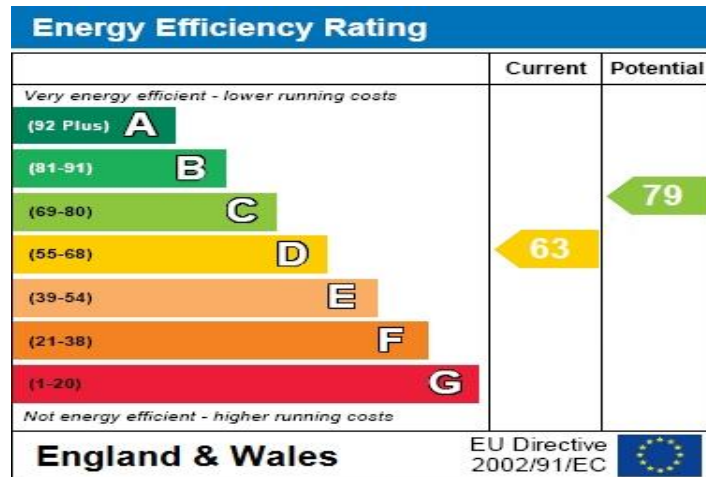
Herkomer Road

Approximate Gross Internal Area
 Ground Floor = 59.7 sq m / 644 sq ft
 First Floor = 50.3 sq m / 541 sq ft
 Second Floor = 26.3 sq m / 283 sq ft
 Total = 136.3 sq m / 1,468 sq ft
 (Excluding Eaves)



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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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.