



23 Ashlyn Close, Bushey, WD23 2EJ

Price £960,000 Freehold

4  2 

 **Churchills**Bushey



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23 Ashlyn Close, Bushey, Hertfordshire, WD23 2EJ

- A Beautifully Presented 4 Bedroom 2 Bathroom Detached House
- Stunning Open Plan Living Accommodation
- Modern Kitchen & Bathrooms
- Main Bedroom With Large Ensuite
- Gas Central Heating/ Double Glazing
- South Facing Rear Garden - Perfect For Entertaining
- Off Street Parking To The Front
- Cul De Sac Location
- Council Tax Band E - Hertsmeire Borough Council
- Energy Rating: C

This beautifully presented detached home offers 4 bedrooms and 2 bathrooms, combining classic charm with modern style. Tastefully decorated throughout, the property has been enhanced by a double storey extension, providing generous and versatile living space. The welcoming entrance hall leads to a cloakroom and a bright front reception room with a bay window and double doors opening onto a spacious lounge featuring a contemporary fireplace. The lounge flows seamlessly into a stunning open plan kitchen and dining area, complete with a central island and bifolding doors that open onto the south facing rear garden, creating the perfect setting for entertaining. Upstairs, all four bedrooms include wardrobes, with the main bedroom benefiting from a large ensuite bathroom with both bath and shower. The family bathroom offers elegant his & hers wash basins. Outside, the garden is mainly laid to lawn with a large decked patio area, ideal for outdoor dining. Additional features include off street parking for two cars, double glazing, gas central heating, and air conditioning units in both the lounge and main bedroom. Situated in a peaceful cul de sac, the property is conveniently located within easy reach of Watford town centre and Bushey Mainline Station, which provides frequent services to London Euston.





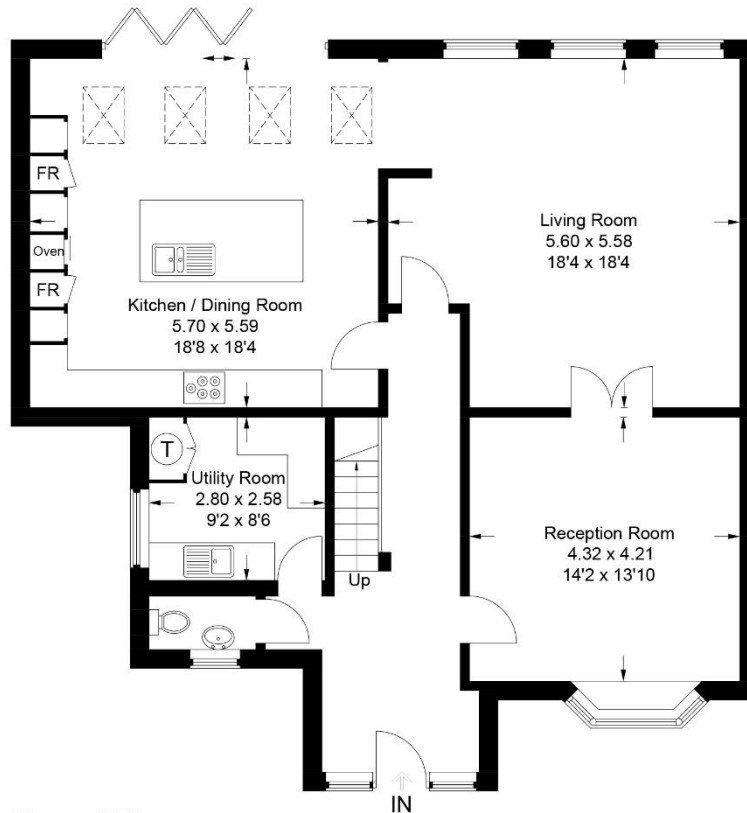




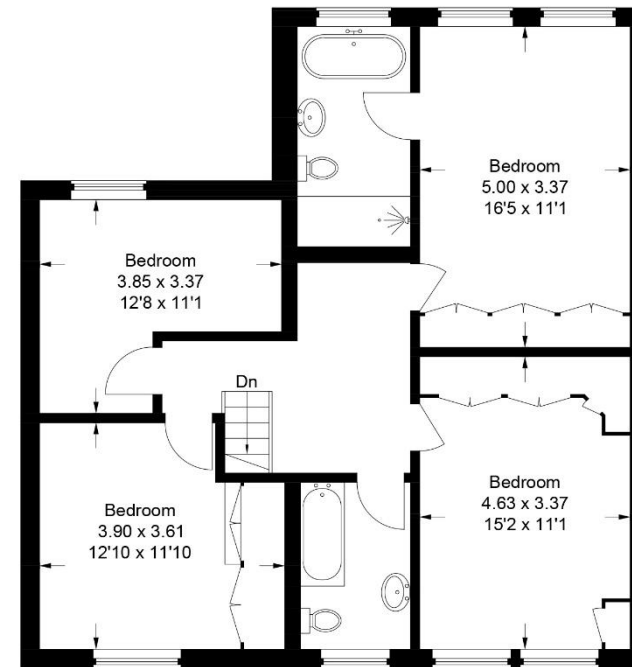


Ashlyn Close

Approximate Gross Internal Area
 Ground Floor = 106.5 sq m / 1,146 sq ft
 First Floor = 81.8 sq m / 880 sq ft
 Total = 188.3 sq m / 2,026 sq ft

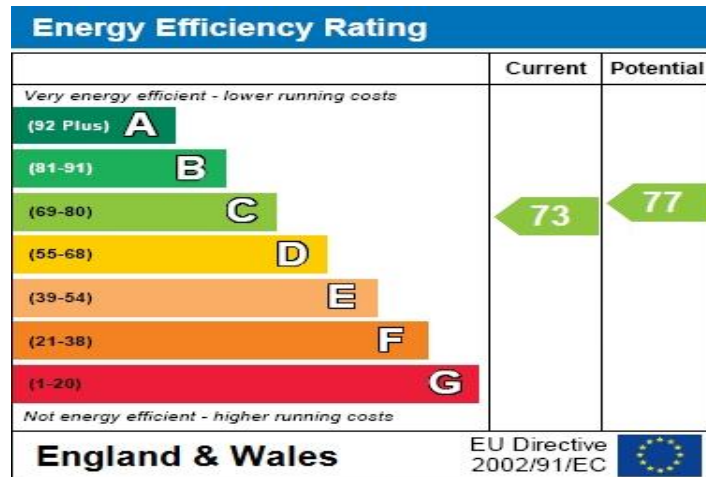


Ground Floor



First Floor

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



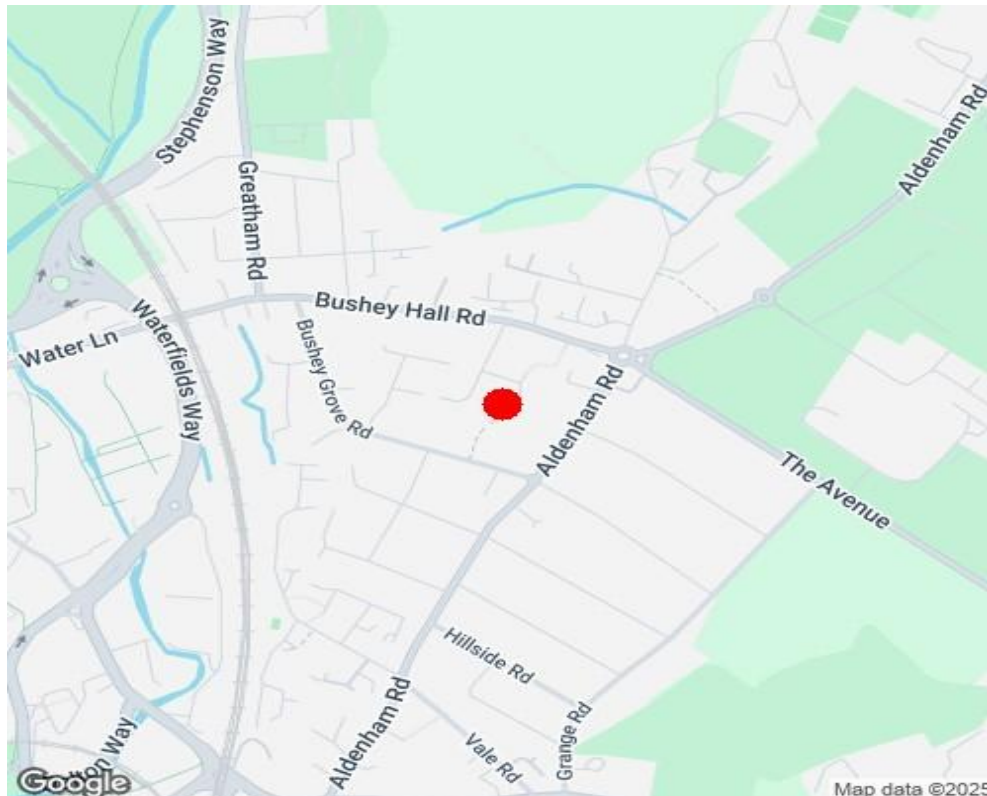
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Important Notice:

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.