



rybull
group

Railway Terrace, Kings Langley, WD4 8JB

Guide Price £600,000

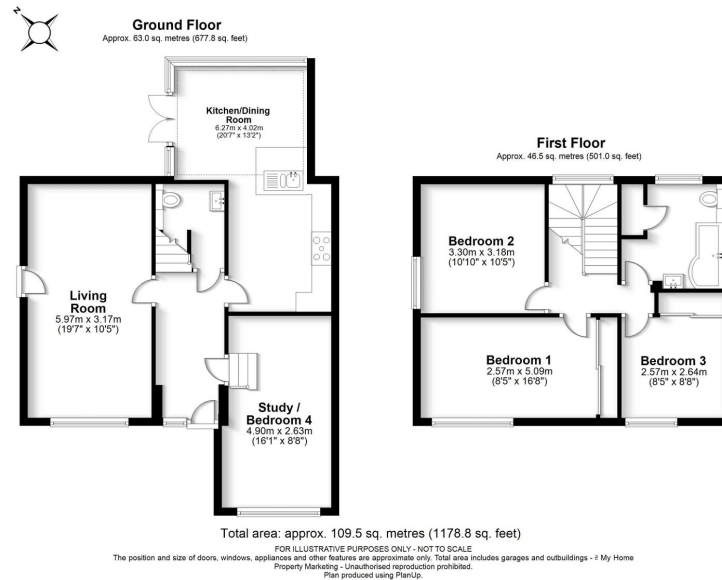
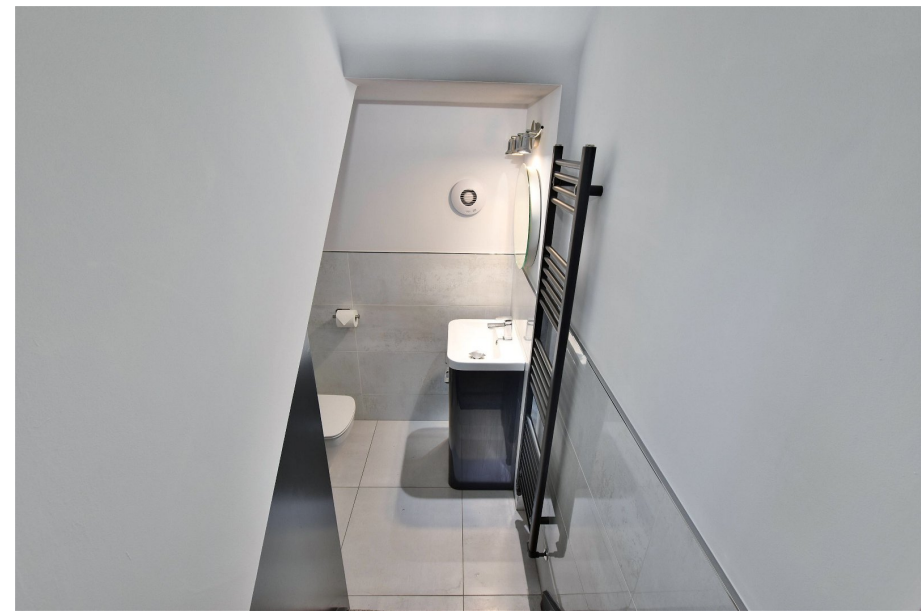
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- A spacious four bedroom semi detached family home
- Large wrap around garden
- Four double bedrooms
- Open plan kitchen dining room
- Close to Kings Langley Station
- Off street parking
- Potential to extend subject to planning
- Large modern family bathroom
- Downstairs WC
- Video tour



rybull group are delighted to bring to market this superbly finished four bedroom, semi detached family home with off street parking and a large and versatile garden to entertain and relax in. Located in the popular Kings Langley close to great local schools and local amenities this home is a must see.



4324, 11:59 AM Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

Energy performance certificate (EPC)		
1, Railway Terrace KINGS LANGLEY WD4 6JL	Energy rating C	Valid until 16 March 2025
		Certificate number 6166-6027-6065-3995-6596
Property type	Semi-detached house	
Total floor area	107 square metres	

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standards-landlords-residence) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standards-landlords-residence>).

Energy rating and score

This property's energy rating is C. It has the potential to be B.

[See how to improve this property's energy efficiency.](#)

The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:
the average energy rating is D
the average energy score is 60

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69	79
55-68	D		
39-54	E		
21-38	F		
1-20	G		

<https://find-energy-certificate.service.gov.uk/energy-certificates/1166-6027-6065-3995-6596/39956596>

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www.rybull.co.uk



Agents Notes: All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure