



Montague Road

Berkhamsted, Hertfordshire HP4 3DS



Period perfection in the most ideal location.

With a prized location in the heart of the Conservation Area, close to town and within walking distance of local schools and the station, this fine Victorian property is unusual for such a central position, being fully detached.

Full of charm and character, set over three floors, one of the most striking things about this attractive property is the light-filled, elegant interiors, with high ceilings and large sash windows adding further to that beautiful sense of space. Many of the rooms also retain original features.

On the ground floor, from the hallway, there are two principal reception rooms - a sitting room and dining room. The front sitting room in particular is most attractive and features a large square bay window.

As you walk through the property, an unexpected surprise is the stylish and contemporary kitchen/dining room located to the rear of the house. At a generous 23ft long, this beautiful space is further enhanced by a vaulted ceiling and the bi fold doors which lead out to the garden. Crisp, ink blue fitted kitchen units are complemented by white quartz worktops..

Guide price: £1,050,000
Tenure: Freehold



Completing the ground floor is a cloakroom.

The bedrooms are located over the two upper floors. On the first floor there are two bedrooms, along with a stylish period-style bathroom. The principal bedroom is particularly generous in size and features a large square bay window.

The third bedroom is located up on the top floor and enjoys fine views across the town. It also comes with its own en suite WC.

Outside, the large, westerly-facing, rear garden is around 75ft in length. Laid mainly to lawn, it also has a large patio area, flowering borders, and a children's play area. To the front of the property is a pretty front garden, setting the property nicely back from the roadside..



Location

Berkhamsted is an affluent commuter town, attracting people from all over the country with its perfect blend of amenities and countryside. Providing a haven from the madding crowd, but offering just the right balance of hustle and bustle to make it a vibrant and thriving place in which to live, the local area has much to offer, from historic roots to acres of nearby open spaces, many deemed Areas of Outstanding Natural Beauty.

Modern Berkhamsted began to expand after the canal and the railway were built in the 19th century. However, its historic roots can be traced back to 1066 when William the Conqueror became King and the magnificent Berkhamsted Castle was built for him, substantial ruins still remain today just a short walk from the town centre.



Every home tells a story

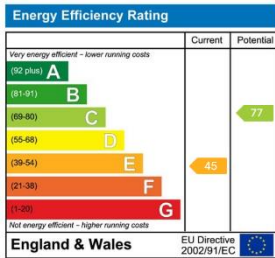
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From idyllic cottages out in the country, to mid-century modern in the middle of town, we're proud to be part of bringing your home's story to life.

APPROXIMATE GROSS INTERNAL AREA = 1408 SQ FT / 131 SQ M



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Council Tax Band: F

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