



**Connells**

Hubert Crescent  
Bushey



## Property Description

Connells are delighted to welcome this well presented, three bedroom, semi-detached family home to the market. Situated in a sought-after, popular development in Bushey, close to local amenities, excellent schooling and transport links.

On the ground floor, there is a spacious lounge and kitchen/diner, as well as a downstairs WC. On the first floor, there are three well-appointed bedrooms and a family bathroom. Outside the home is a private rear garden with patio area and laid to lawn. A perfect space for outdoor dining and entertaining. The property also benefits from allocated parking for two cars.

The ideal family home, this property is conveniently located with easy access to several transports links including Bushey Station that has direct links into London Euston as well as the A41, M25 and M1 motorways. There a variety of well-regarded primary schools and secondary schools within close proximity. The vibrant Bushey High Street is just a short distance away providing many different shops and eateries. Watford High Street and Shopping Centre is also just a short drive away, providing further restaurants, amenities, entertainment and recreational facilities.

With a modern finish and a desirable location, a viewing of Hubert Crescent is highly recommended. For more information or to book a viewing please contact Connells today.

### Entrance Hall

Door to front aspect, radiator.

### Lounge

14' 7" max x 11' 6" max ( 4.45m max x 3.51m max )

Window to front aspect, radiator, television point.

### Kitchen

14' 11" x 10' ( 4.55m x 3.05m )

Window to rear aspect, fitted kitchen with wall and base units, one and a half bowl sink with drainer, gas hob, electric oven, cookerhood, free standing fridge/freezer, plumbing for washing machine, plumbing for dishwasher, separate larder.

### Cloakroom

WC, wash hand basin, radiator, extractor fan.

### First Floor Landing

Access to loft.

### Bedroom 1

15' 1" max x 11' 11" max ( 4.60m max x 3.63m max )

Two windows to front aspect, storage cupboard, radiator.

### Bedroom 2

13' 5" x 7' 8" ( 4.09m x 2.34m )

Window to rear aspect, radiator.

### Bedroom 3

9' 10" x 7' 2" ( 3.00m x 2.18m )

Window to rear aspect, radiator.

### Bathroom

Bath with overhead shower, wash hand basin, WC, extractor fan, LED mirror, radiator.

### Outside

### Rear Garden

West facing garden with patio and laid to lawn, side access.

### Parking

Two allocated spaces.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

To view this property please contact Connells on

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**EPC Rating: B**

**view this property online [connells.co.uk/Property/BUS307518](http://connells.co.uk/Property/BUS307518)**

Tenure: Freehold



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