



Connells

Springfield  
Bushey Heath Bushey





## Property Description

Connells are delighted to welcome this three bedroom, mid-terraced town house to the market. Situated in the desirable Bushey Heath, walking distance to local shops, restaurants, amenities, excellent schooling and transport links.

On the ground floor there is a study and a utility room as well as a reception room with patio doors opening onto a secluded rear garden. As you continue to the first floor there is a spacious living room with a dining area and a large window overlooking the rear garden. There is also a separate fitted kitchen and a WC. On the second floor are three well proportioned bedrooms and a family bathroom.

Outside the home to the front is a driveway with off street parking for two cars. The rear garden has a patio and mature shrubs and trees, a perfect space for outdoor entertaining and dining.

With a spacious and bright interior, ideal for a family, and a desirable location, a viewing of Springfield comes highly recommended. Contact Connells today.

## Entrance Hall

Door to front aspect, understairs storage, radiator.

## Television Room

17' 3" x 8' 9" ( 5.26m x 2.67m )  
Door to rear garden, television point, radiator.

## Utility Room

8' 11" x 7' 6" ( 2.72m x 2.29m )  
Washing machine, tumble dryer, fridge/freezer, one bowl sink with drainer.

## Study

8' 10" x 5' 11" ( 2.69m x 1.80m )  
Window to rear aspect, door to rear garden, radiator.

## First Floor Landing

Storage cupboard, stairs to second floor.

## Lounge

16' 9" max x 15' 9" max ( 5.11m max x 4.80m max )  
Window to rear aspect, radiator, television point.

## Kitchen

9' 3" x 9' 2" ( 2.82m x 2.79m )  
Window to front aspect, fitted kitchen with wall and base units, one bowl sink with drainer, breakfast bar, electric oven, dishwasher, gas hob, fridge/freezer.

## Cloakroom

WC, vanity unit with wash hand basin, radiator.

## Second Floor

### Bedroom One

12' 9" x 9' 4" ( 3.89m x 2.84m )

Window to rear aspect, fitted wardrobe, radiator.

### Bedroom Two

10' 7" x 9' 3" ( 3.23m x 2.82m )

Window to front aspect, radiator.

### Bedroom Three

9' x 6' 1" ( 2.74m x 1.85m )

Window to rear aspect, radiator.

### Bathroom

Window to front aspect, bath with mixer taps, shower cubicle, wash hand basin, WC, radiator.

### Outside

#### Driveway

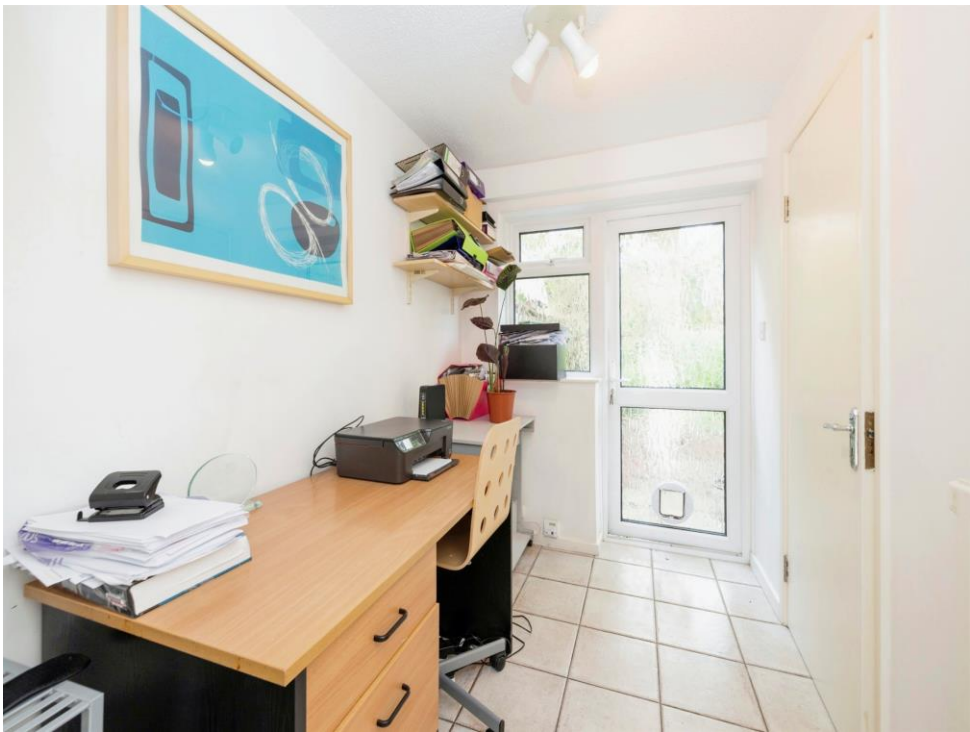
Parking for two cars.

#### Rear Garden

Patio, shrubs and trees.



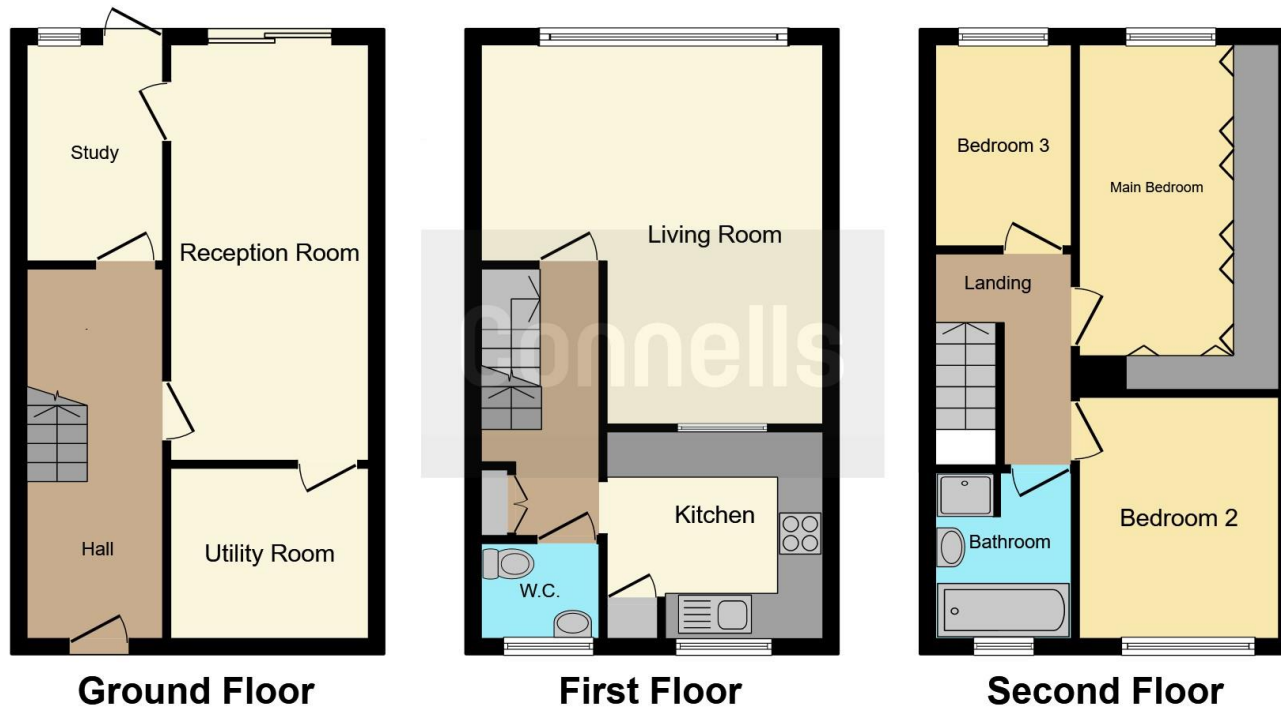












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**T 020 8950 4404**  
**E [bushey@connells.co.uk](mailto:bushey@connells.co.uk)**

86 High Street  
 BUSHEY WD23 3HD

**EPC Rating: C**

Tenure: Freehold

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