



Broadfield Way, Wall Hall, WD25 8DZ

Offers In Excess Of £1,025,000 Freehold



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\*\*\*\*\* COMPLETE CHAIN IN PLACE \*\*\*\*\*

An immaculately presented TWO/ THREE Bedroom, two bathroom ( one en suite) end of terrace property, set in the award winning Wall Hall development in Aldenham, built by Octagon Homes.

Set in approx 55 acres of GATED & PRIVATE parkland with its numerous nature trails, gym, tennis court and children's playground it is ideally suited to couples, and families alike, in every walk of modern life. Offering peace and tranquility whilst being within 30 minute drive to central London, via the M1 or alternatively from Radlett's Thameslink Station, a five minute drive away into central London via Kings Cross , again in under 30 minutes.

Internally this majestic property is approached via a grand and oversized entrance hall , leading through to the separate fully fitted kitchen and utility room. The large bright and inviting reception room with its dining area overlooks the wide patio garden to the rear. A guest cloakroom completes this level.

The FIRST floor is currently arranged as two double bedrooms with a large central dressing room, WHICH COULD BE CONVERTED BACK INTO ITS ORIGINAL , BEDROOM 3.

■ Two/ three bedroom , two bathroom ( one en suite) ■ End of terrace property ■ Set in 55 acres of PRIVATE/ GATED parkland including a gym, tennis court, childrens playground and numerous nature trials ■ Immaculately presented ■ Gas central heating/ mains drainage/ EPC C / Council tax band G ■ Compl







## VIEWING

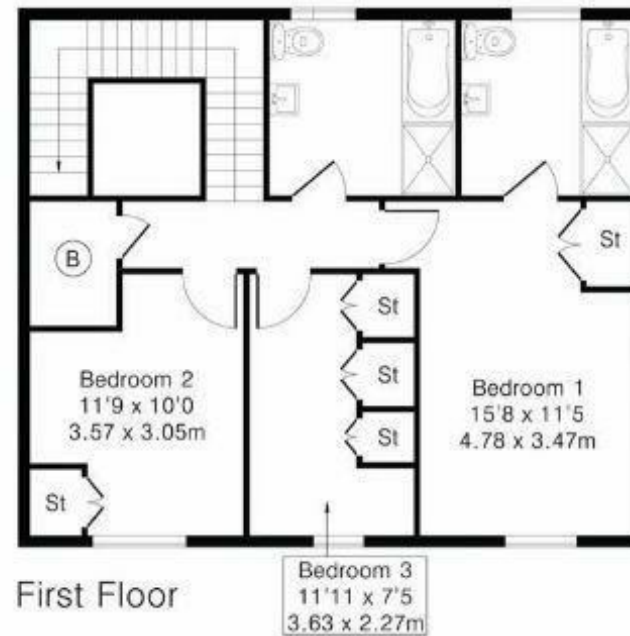
Strictly by appointment with Susmans Estates

Tel: 01923 859444

### Approximate Gross Internal Area 1399 sq ft - 130 sq m

Ground Floor Area 752 sq ft – 70 sq m

First Floor Area 647 sq ft – 60 sq m



Email: [office@susmansestates.com](mailto:office@susmansestates.com)

Website: [susmansestates.com](http://susmansestates.com)

@aitchisons

*Aitchison Raffety Limited trading as Aitchisons.*

*Registered Office: Unit 4 Stokenchurch Business, Park ,  
Ibstone Road, Stokenchurch, Buckinghamshire, HP14 3FE  
Registered in England & Wales No.3435902*

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