





## Georges Wood Road

An amazing home that really requires an internal viewing to appreciate the light and airy space, luxurious fittings and proportions of this 4 bedroom, south facing family home. There is an incredible kitchen/super room of the highest order, 3 additional receptions, separate utility, 2 incredible bedroom suites, each with their own dressing room and en-suites all sitting on a nice plot approaching quarter of an acre.

Entering, there is a particularly spacious reception hall with large cloak cupboard and downstairs w.c., as well as access into all reception rooms. The kitchen/dining/family room has been extended to incorporate the 'Tom Howley' designer kitchen and boasts plenty of space and natural light through the bifold doors. Upstairs are four bedrooms and family bathroom.

To the front of the property is a large driveway with lots of off-street parking along with access to the garage and electric car charging port. To the rear is large patio area, great for entertaining along with a lawn.

This house is a short walk to the lovely village of Brookmans Park which has a variety of shops and restaurants. The train station allows access to Finsbury Park, Kings Cross and Moorgate stations in London for a quick commute into the city.



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Tenure: Freehold  
Council Tax: Band G  
Local Authority: Welwyn Hatfield





Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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