



**CHORLEYWOOD ROAD RICKMANSWORTH**  
*£3,500 PER MONTH AVAILABLE 15/08/2024*

**Hamptons**




THE HOME EXPERTS



# { THE PARTICULARS

**Chorleywood Road Rickmansworth  
WD3**

**£3,500 Per Month  
Unfurnished**

 **4 Bedrooms**  
 **2 Bathrooms**  
 **3 Receptions**

## Features

- Detached home, - Driveway, - Lovely views, - Four bedrooms, - Two bathrooms, - Three reception rooms, - Sun room, - Utility & cloak room

## Council Tax

Council Tax Band G

## Hamptons

2 Station Road  
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# { AN ATTRACTIVE FOUR BEDROOM DETACHED FAMILY HOME.

## The Property

Located just a short walk into Rickmansworth town centre and station, a family home like this doesn't often come to the rental market. With a very attractive frontage, this family home offers excellent accommodation comprising of; An entrance hallway, with tiled flooring through to the modern fitted kitchen with high end integrated appliances, open plan to a lovely conservatory area. There is a study/playroom that has access to the integral garage, as well as a utility room and a w/c. Furthermore on the ground floor there is a bright living room and a separate dining room. Upstairs there is a main suite with separate dressing room and a four piece en-suite, two more double bedrooms, a single bedroom and finally a modern family bathroom. The outlook to the rear is stunning with some rooftop views into the countryside beyond. The garden has a lovely raised decked area that can be accessed from the living room and conservatory, so an excellent entertaining space, that leads down to a good size lawn. There is also driveway parking for several cars. Deposit equivalent to 5 weeks' rent. Council tax band G.

## Location

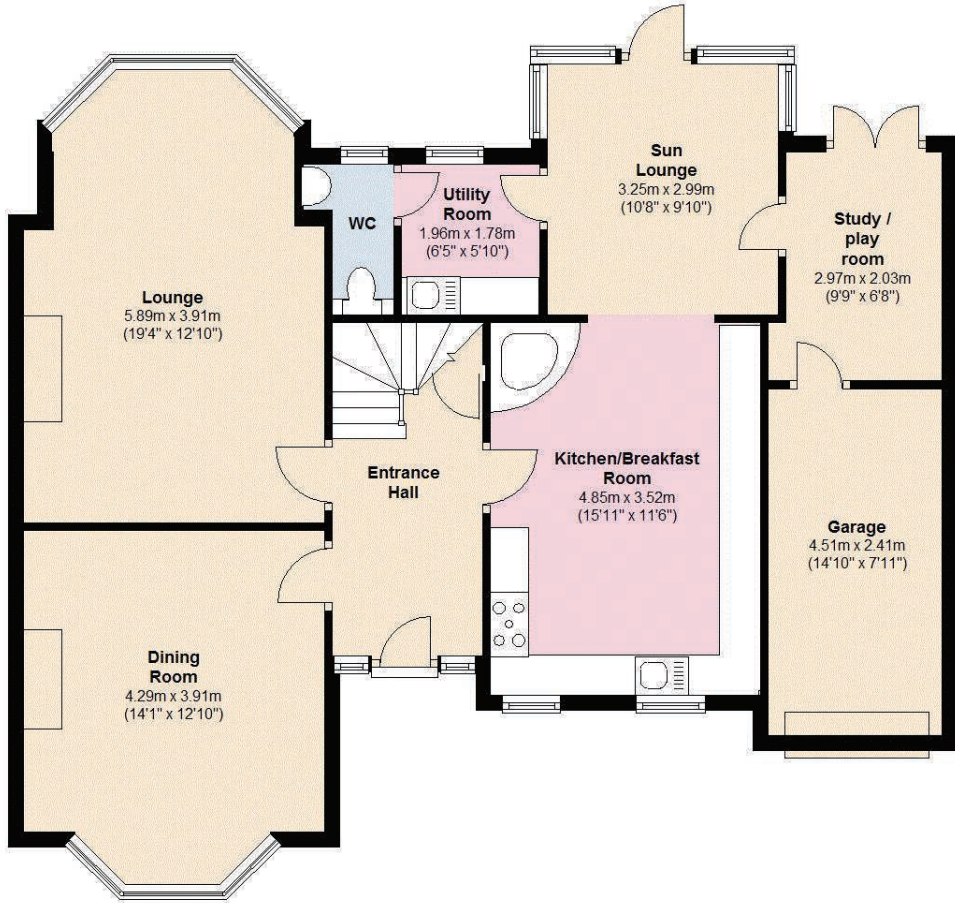
Located just a short distance from Rickmansworth, which has a good selection of shops and supermarkets which include Marks and Spencer, Waitrose and Tesco. The Metropolitan and Main Line railway services to Baker Street and Marylebone are available from Rickmansworth Station. The M25 at Junction 18 connects with the national motorway network and airports. The surrounding area provides an outstanding

selection of schooling, both state and private including The Royal Masonic School which is just a few moments along the Chorleywood Road. The Aquadrome in Rickmansworth offers two boating lakes and a network of paths around the park, Grand Union Canal and wildlife sanctuary.



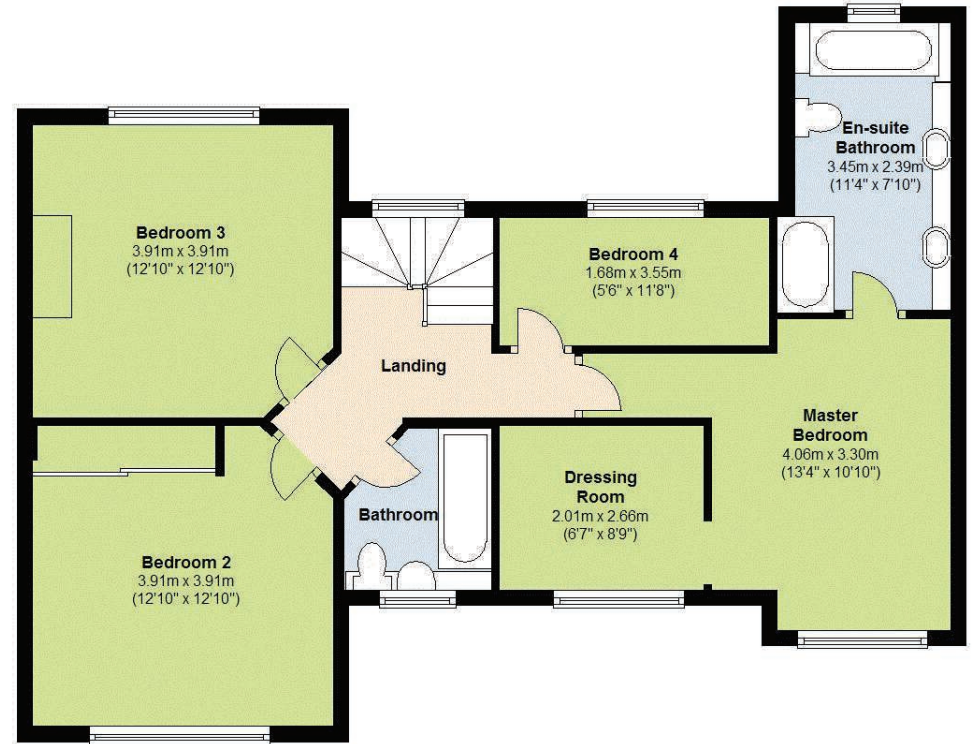
**Ground Floor**

Approx. 97.1 sq. metres (1045.6 sq. feet)



**First Floor**

Approx. 73.2 sq. metres (788.1 sq. feet)



Total area: approx. 170.4 sq. metres (1833.7 sq. feet)

**For Clarification**

We wish to inform prospective tenants that we have prepared these particulars as a general guide and they have been confirmed as accurate by the landlord. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and measurement figures rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for

carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the landlord unless specifically itemised with these particulars. Please enquire in office or on our website for details on holding deposit and tenancy deposit figures.

