

Kings Road
Berkhamsted

Offers In Excess Of £410,000

entrance hall | kitchen/breakfast/living room | two double bedrooms | family bathroom | private garden

A stunning two bedroom ground floor apartment with private garden, conveniently situated in the heart of the town and just a short walk away from the mainline station.

Comprehensively upgraded throughout, this apartment offers a stylish and contemporary space with the benefit of underfloor heating to every room. The kitchen/breakfast/living room features Leicht cabinetry with dark granite worktops and integrated Miele ovens, hob, dishwasher and wine fridge. Bi-fold doors allow natural light to flood in, and create the perfect indoor/outdoor entertaining space.

The principle bedroom benefits from french doors opening to a Juliet balcony overlooking the garden, while the second bedroom features a bay window with shutters plus fitted storage. Accommodation is completed by the luxury bathroom with its marble topped bath, walk-in shower, natural stone basin and de-misting mirror.

Outside, a private southeasterly facing terraced garden with stone paving and raised borders offers a secluded space to relax or dine alfresco.

Services

Gas fired boiler serving domestic hot water and heating. Mains water, electricity and drainage. Council tax band B (Dacorum).

Tenure

Lease: expires 25 March 2114
Ground rent: £25/year

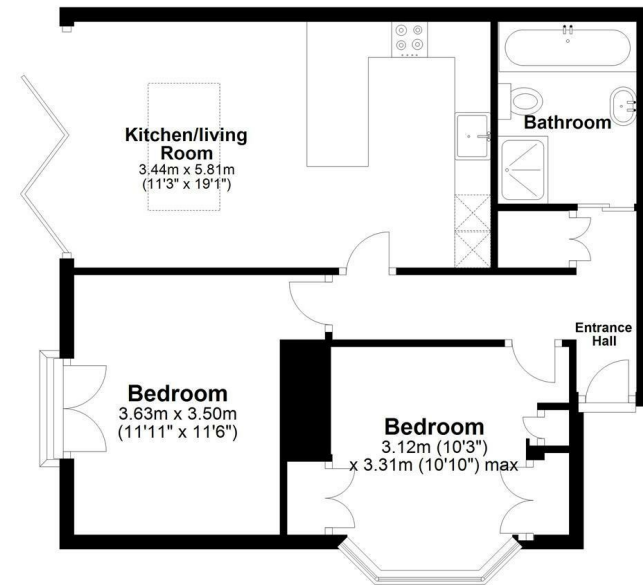
Situation

Berkhamsted, surrounded by attractive Chilterns countryside, is an historic market town offering excellent shopping, sporting and education facilities. For commuters, the A41 bypass offers good connections to both the M1 and M25, while the mainline station provides a fast and frequent service to London (Euston).

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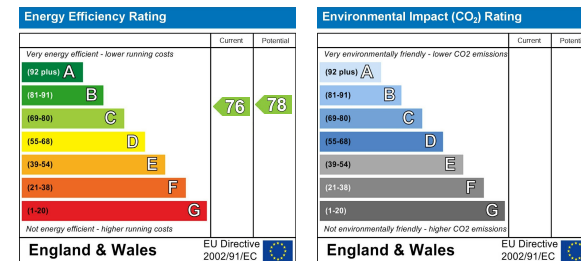
Floor Plan

Approx. 54.9 sq. metres (590.6 sq. feet)



Total area: approx. 54.9 sq. metres (590.6 sq. feet)

Disclaimer - Floor plan is for marketing purposes only and is to be used as a guide - SKM Studio Plan produced using PlanUp.



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