



Chipperfield Road, Kings Langley
£1,395,000

proffitt
& holt





Chipperfield Road

Kings Langley



A traditional 1930's family home in this popular location on the West side of Kings Langley, within a short walk of the High Street, Common and Schools. The accommodation is substantial and well laid out, with an abundance of character features throughout, including parquet flooring, fireplaces and leaded stained glass windows.

The ground floor offers plenty of living space and briefly comprises a welcoming entrance hall with guest W/C and coat cupboard, formal dining room with box bay window and a formal sitting room which leads through to a fantastic living area and snug space with panoramic views of the garden. There is also a kitchen/diner fitted in a contemporary white finish with plenty of storage and worktop space, as well as a breakfast bar and a number of integrated appliances.

The bespoke wooden staircase leads you to the first floor galleried landing. From here, there is access to 5 double bedrooms, 3 of which benefit from access to their own en-suites, as well as a further family bathroom. The bright and airy master bedroom is a spacious, dual aspect room and has a range of integrated wardrobes, whilst bedroom 2 benefits from a Juliet balcony overlooking the garden.

Externally, the rear garden is an attractive and particularly private space measuring almost 200ft in length. Predominantly laid to lawn, it also boasts mature borders and a patio area flowing out from the house, with an awning to provide shelter from the sun. To one side of the house there is a covered side entrance and car port with traditional barn doors at the front, giving you full security. The carriage driveway itself offers parking for numerous vehicles, whilst also giving access to the double garage with electric door that provides excellent storage or potential to convert in to further living space (STPP).

Viewing is highly recommended to appreciate the charm and future potential that this rarely available, long term family home offers.



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Kings Langley

Kings Langley village centre has a number of shops catering for many day-to-day requirements, while for a more comprehensive range of shopping facilities and amenities, the larger towns of Watford and Hemel Hempstead are within a drive of five and four miles respectively. For the commuter, Kings Langley mainline station provides a service to London, Euston (a journey time of approximately 30 mins), and Junction 20 of the M25 is approximately a distance of one mile.

Council Tax Band: G

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



- 5 Double Bedrooms
- Large Living Spaces - overlooking gardens
- Carriage Driveway - with parking for numerous vehicles
- Beautiful Rear Garden - measuring almost 200ft
- 3 En-Suites
- Family Bathroom
- Short walk to Kings Langley High Street, Common and Schools
- Traditional 1930s Family Home





For broadband and mobile speeds see:

<https://www.ofcom.org.uk/phones-and-broadband/coverage-and-speeds/ofcom-checker/>

General Information

Services

Mains electricity, water, gas and drainage are understood to be available to the property. Telephone is subject to telephone installer's transfer regulations.

Fixtures and Fittings

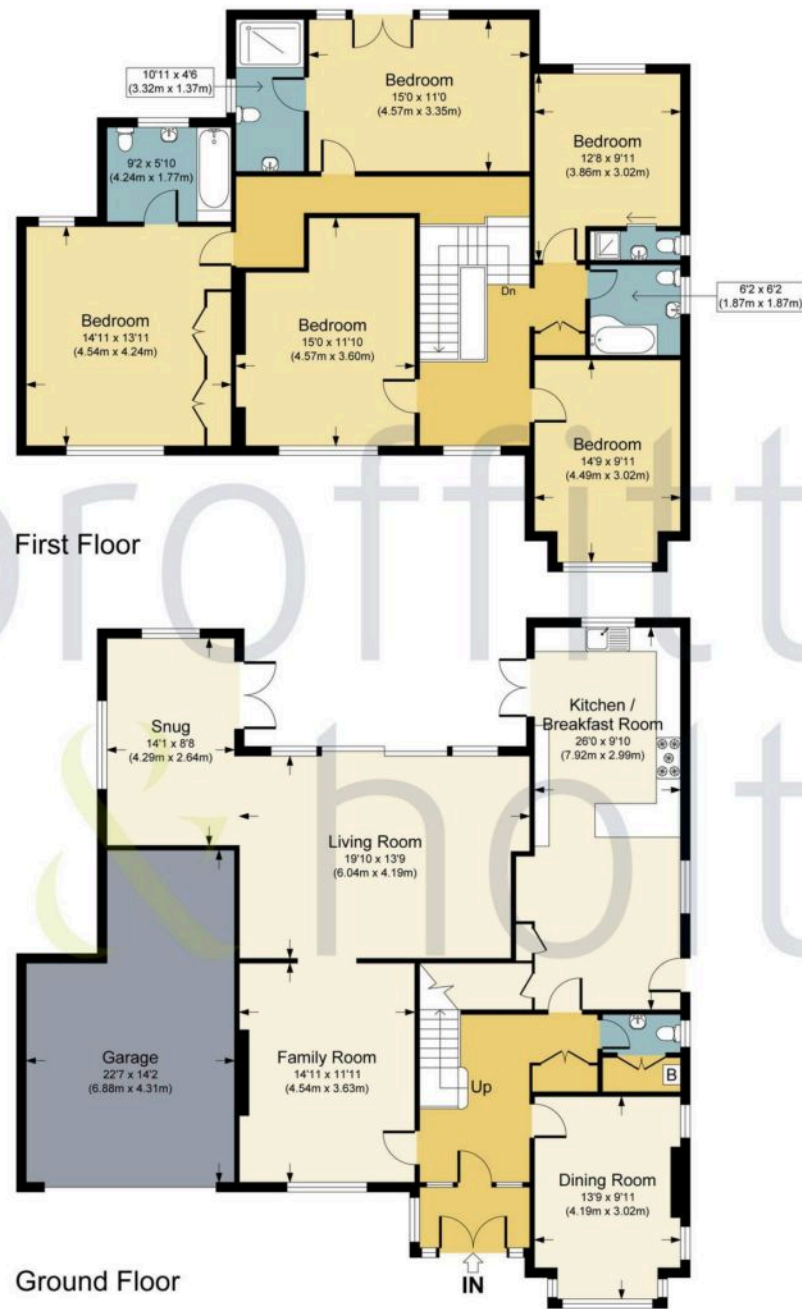
All fixtures and fittings are expressly excluded from the sale, unless specifically mentioned herein.











THE RED HOUSE, WD4

APPROX. GROSS INTERNAL FLOOR AREA 2652.33 SQ FT / 246.41 SQ M. INC. GARAGE

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