



43 South Park Gardens
Berkhamsted | Hertfordshire

FINE & COUNTRY



The Property

Available to the market for the first time in over forty years, this property offers an excellent opportunity for a comprehensive extension and renovation programme.

Ground Floor

- Entrance Hall
- Sitting room
- Dining room
- Kitchen
- Double bedroom with en suite bathroom

First Floor

- Two double bedrooms
- Cloakroom

Outside

- Mature rear garden
- Garage
- Driveway parking



43 South Park Gardens is a three bedroom chalet style home situated in a superb town location with a large south facing rear garden. This property offers a wonderful opportunity for anyone looking to undertake an exciting project with a huge amount of potential. South Park Gardens is a desirable road situated within the popular market town of Berkhamsted and is ideally located for access to the mainline train station and High Street. Contact our office for any further queries or to arrange a viewing.





There is an extensive choice of highly reputable private and state maintained schools within the town and surrounding areas.



Mainline fast rail service from Berkhamsted to London Euston approx. 30 minutes.



Extensive shopping facilities within the town from independent local shops and boutiques to a choice of supermarkets including Waitrose and M&S Food Hall.



Superb road links with excellent access to M1, M25 and A41.



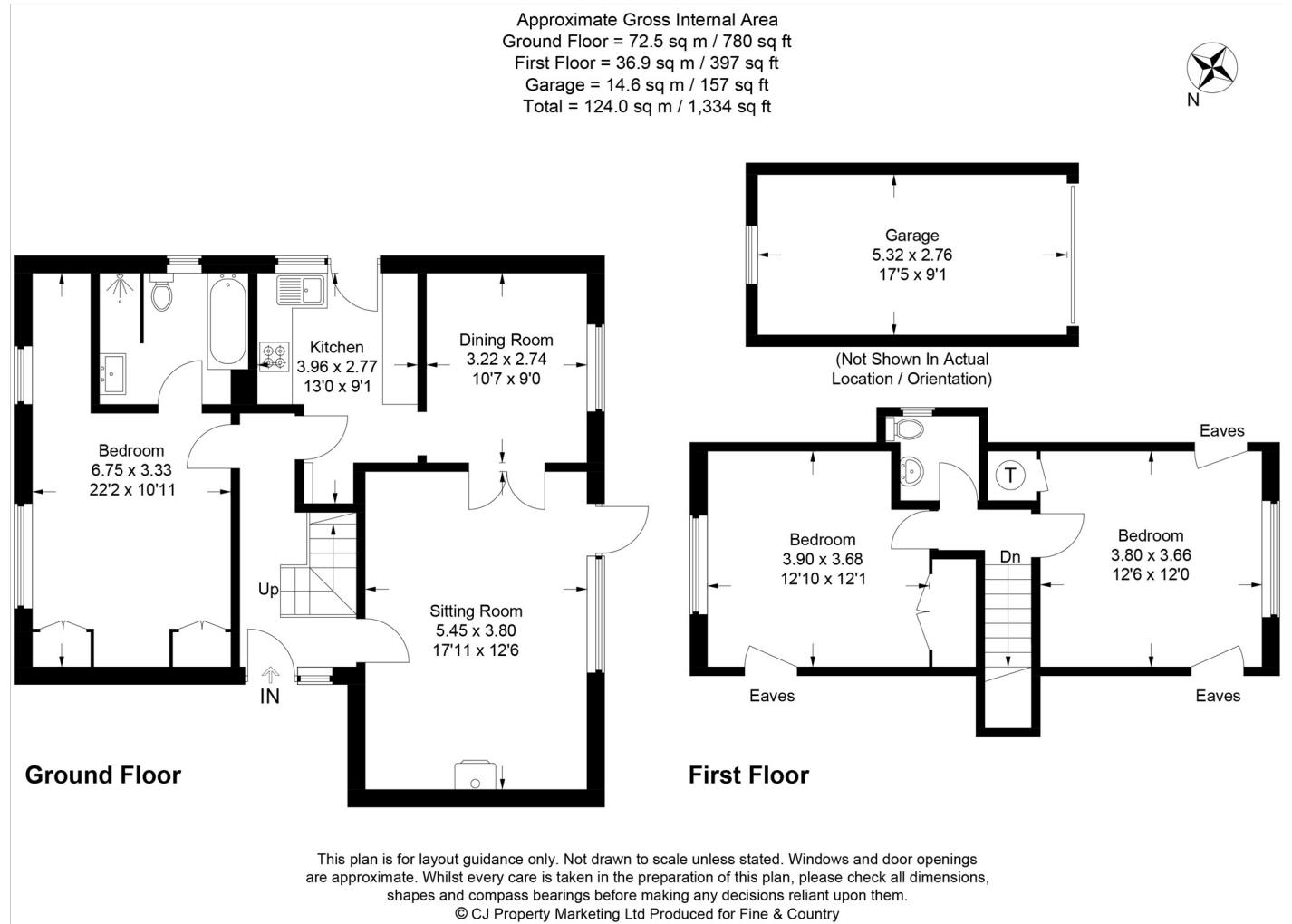
A wide range of sporting and recreational facilities include the sports centre, tennis, cricket and golf clubs and fine countryside ideal for walking, cycling and riding within Ashridge Forest.



There is an excellent choice of places to dine out, with many bistros and pubs dotted along the High Street.

EPC Rating: D

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



Tel: 01442 877627

Fine & Country
 130 High Street, Berkhamsted, Hertfordshire HP4 3AT
 berkhamsted@fineandcountry.com