



Granby Court

Harpenden, AL5 5AB

Immaculately presented three bedroom home arranged over three floors, with a self contained lower ground floor Studio, ideal for home working. Off road parking and a south west facing garden. Overlooking Batford Springs Nature Reserve the property is well placed for schooling and it is within walking distance of the town centre and station.

Guide price £719,950

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- Immaculately presented home circa 1170 sq ft
- Off road parking
- Well placed for schooling
- Arranged over three floors
- South West facing garden
- Council Tax Band D
- Self contained Studio/Home Office
- Overlooking Batford Springs Nature Reserve

Porch

Hall

Cloakroom

Kitchen

13'7" x 7'7" (4.16m x 2.33m)

Lounge/Diner

19'1" x 13'10" (5.82m x 4.22m)

Bedroom One

11'2" x 11'8" (3.41m x 3.58m)

Bedroom Two

13'2" x 7'7" (4.02m x 2.32m)

Bedroom Three

9'2" x 5'10" (2.80m x 1.78m)

Bathroom

Lower Ground Floor Studio Reception

Home Office

8'0" x 7'1" (2.46m x 2.16m)

Home Office

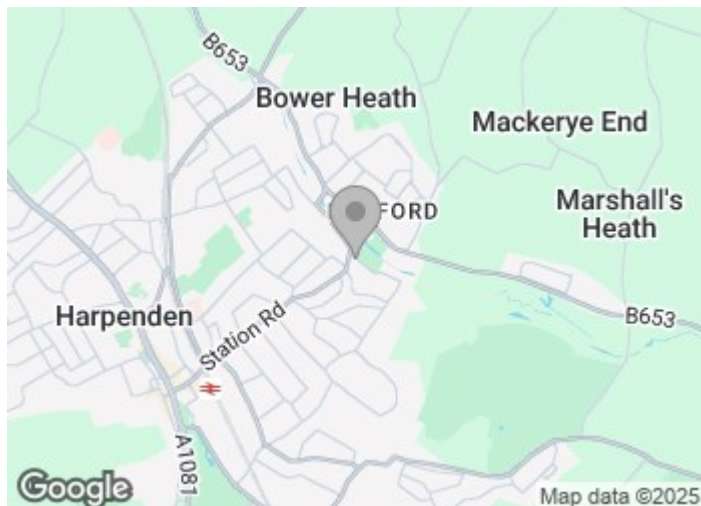
8'0" x 5'11" (2.46m x 1.82m)

WC

Store

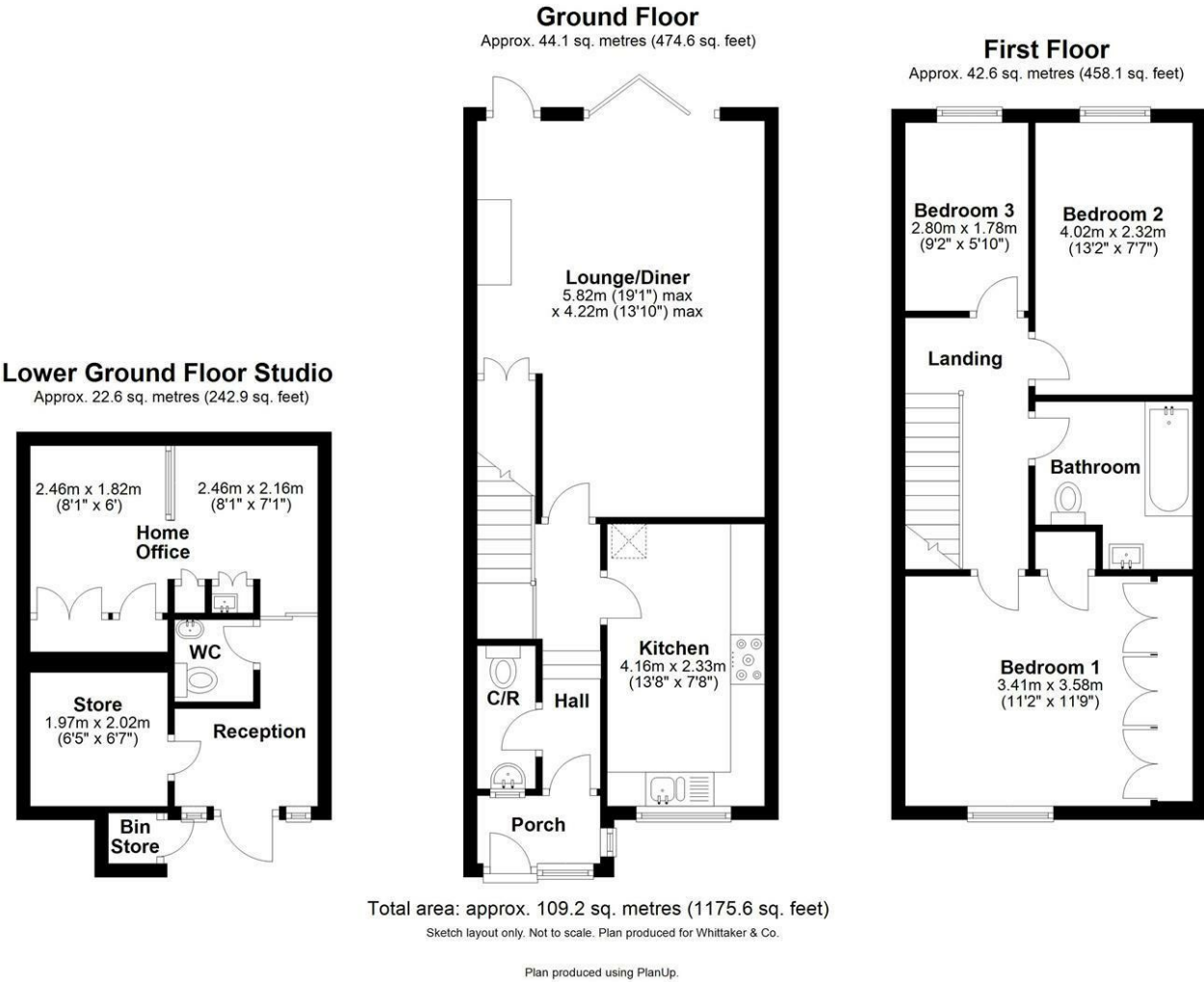
6'5" x 6'7" (1.97m x 2.02m)

Bin Store





Floor Plan



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