



Sibley Avenue

Harpenden, AL5 1HF

A three bedroom family home circa 1500 sq ft with versatile living space and a mature private garden circa 95ft with entertaining area. With ample off street parking and a garage to the rear. Sibley Avenue is a sought-after location that offers convenient access to both delightful open countryside and Southdown high street with all its amenities. Well placed for an excellent range of schooling for all ages and walking distance to Harpenden Station, sports facilities and several golf clubs. * CHAIN FREE *

Guide price £800,000

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- Family home Circa 1500 sq ft
- Great scope for extending or remodelling (STPP)
- Private mature garden of circa 95 ft
- Garage with private drive to rear
- Ample off road parking both to the front and rear
- Close to beautiful open countryside
- Easy access to all the amenities of Southdown
- Council Tax Band E
- CHAIN FREE

Entrance Hall

Store

Cloakroom

Bedroom One

13'0" x 12'0" (3.98m x 3.68m)

Living Room

13'5" x 12'11" (4.11m x 3.95m)

Bedroom Two

13'5" x 10'0" (4.11m x 3.07m)

Family Room

25'11" x 10'2" (7.90m x 3.10m)

Bedroom Three

8'11" x 8'5" (2.72m x 2.59m)

Study

14'1" x 6'9" (4.30m x 2.07m)

Bathroom

Dining Room

12'0" x 9'9" (3.68m x 2.99m)

Kitchen

12'9" x 8'11" (3.90m x 2.73m)

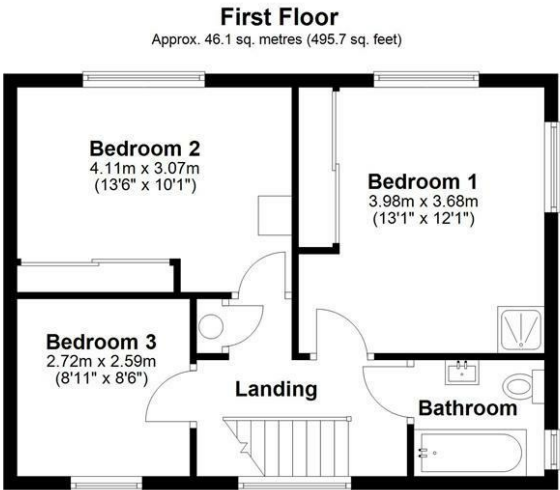
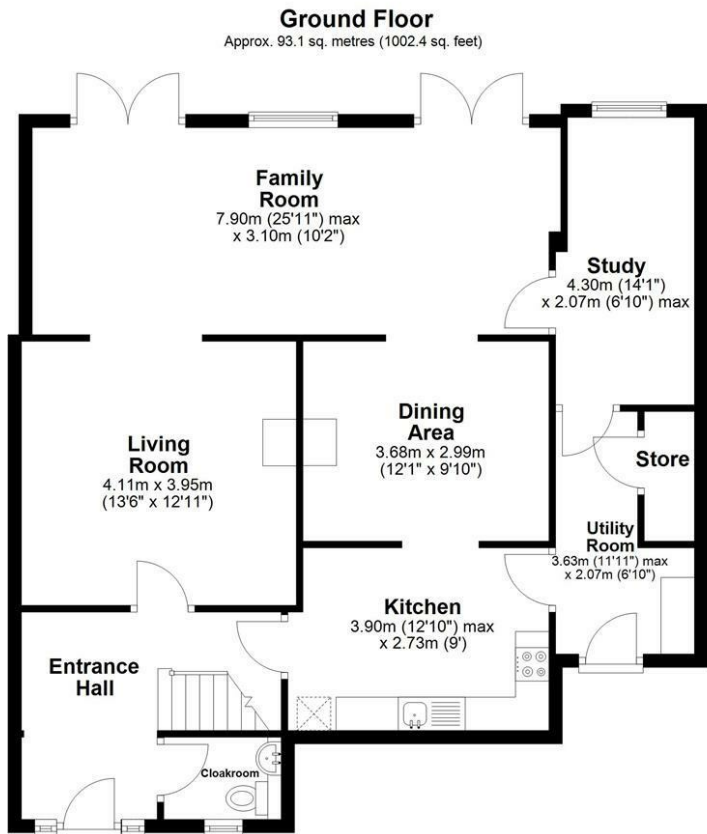
Utility Room

11'10" x 6'9" (3.63m x 2.07m)





Floor Plan



Total area: approx. 139.2 sq. metres (1498.1 sq. feet)
Sketch layout only. Not to scale. Plan produced for Whittaker & Co.

Plan produced using PlanUp.

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