



19 Claygate Avenue

Harpenden, AL5 2HE

An immaculately presented four bedroom detached family home in an enviable, central position. This fine property offers generous and versatile accommodation, inside and out, including an open plan Kitchen/ Dining/ Family space and a beautiful 60ft garden with a westerly aspect. Backing onto the Nickey Line, the house is ideally located for excellent schooling and the town centre. *CHAIN FREE*.

Guide price £1,700,000

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- Fabulous detached home in excess of 2300 sq ft
- Integral Double Garage
- Plans approved for internal alteration and extension ref: 5/2024/2022
- Spacious living areas
- Mature westerly aspect garden
- CHAIN FREE
- Four double bedrooms and three bathrooms
- Ideally located for excellent schooling and the town centre
- Council Tax Band G

Porch	Bedroom One
Entrance Hall	14'9" x 10'10" (4.51m x 3.32m)
Cloakroom	Dressing area
Sitting Room	En-suite Shower
17'0" x 12'0" (5.19m x 3.66m)	Bedroom Two
Living Room	13'10" x 11'10" (4.22m x 3.63m)
21'1" x 11'10" (6.43m x 3.63m)	En-suite Shower
Kitchen	Bedroom Three
9'4" x 17'10" (2.87m x 5.44m)	12'0" x 8'3" (3.67m x 2.53m)
Dining/Family Room	Bedroom Four
12'0" x 24'3" (3.67m x 7.40m)	9'4" x 10'0" (2.87m x 3.05m)
Study Area	Bathroom
13'3" x 4'11" (4.05m x 1.51m)	Garage
	18'11" x 14'4" (5.78m x 4.37m)



[Directions](#)



Floor Plan

