



HEARTWOOD
HOMES

White Horse Lane, London Colney, St. Albans, AL2 1JR

£575,000

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This attractive semi-detached family home is set in a popular and well-connected location, with easy access to the motorway network. The village has a great choice of everyday shops including Sainsbury's and M&S, along with a range of restaurants and welcoming pubs. With highly regarded local schools close by, it's a lovely place for families to put down roots.

The well-presented three-bedroom home on White Horse Lane offers a comfortable and practical layout that suits modern living. Inside, there are two flexible reception rooms, ideal for relaxing, entertaining or creating a home office or playroom. The layout flows nicely, giving the home a warm and welcoming feel.

The kitchen sits at the heart of the house and is well equipped for day-to-day life. Bifold doors open out to the rear garden, bringing in plenty of natural light and making it easy to enjoy the outdoors.

Upstairs, there are three good-sized bedrooms, all offering calm and comfortable spaces to unwind. These are served by a smart family bathroom that is both stylish and practical.

Outside, the private garden is perfect for summer evenings, family time and outdoor dining. Outside, the private garden is perfect for summer evenings, family time and outdoor dining. There is also off-street parking and a garage. With exciting potential for conversion or a significant extension (subject to the necessary planning permissions), offering the rare opportunity to craft a truly bespoke dream home.

Overall, this is a lovely home in a great location, combining comfort, space and convenience. Early viewings are recommended to really appreciate what it has to offer.





TOTAL FLOOR AREA: 1482 sq.ft (137.7 sq.m.) approx.
 Whilst every effort has been made to ensure the accuracy of the figures contained herein, measurements of doors, windows, floors and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan and associated documents are intended to assist in the sale of the property and are not intended to be used as a contract. The dimensions shown are approximate and may vary from those shown on the ground plan with tolerance 1:200.



- Great local schools nearby
- Popular village location
- Easy access to motorway links
- Close to Sainsbury's, M&S, pubs and restaurants
- Well-presented three-bedroom home
- Two flexible reception rooms
- Kitchen with bifold doors to the garden
- Private rear garden
- Off-street parking and garage
- EPC Grade D

