



Crosspaths

Harpenden, AL5 3HE

Immaculate, detached five bedroom family home of circa 2,925 sq ft extended and renovated to an exacting standard by our clients. Generous downstairs living with five well-proportioned reception rooms; Principal bedroom with dressing room and en-suite shower room. Private, landscaped rear garden, summer house and garden store. Driveway with generous off-street parking and garage. Crosspaths is a peaceful cul-de-sac, well placed for excellent schooling, close to Kinsbourne Common and within easy reach of the town centre and station.

Guide price £1,700,000

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- Detached five bedroom home
- Extended & renovated by our clients
- Well placed for excellent schooling
- Circa 2,925 sq ft
- Generous Driveway & Garage
- Within easy reach of the town centre & station
- Principal bedroom with dressing room & en-suite
- Peaceful cul-de-sac
- Council Tax Band G

Entrance Hall

Cloakroom

Living Room

23'9" x 13'5" (7.25 x 4.10)

Garden Room

10'11" x 9'10" (3.35 x 3)

Kitchen/Breakfast Room

15'7" x 12'9" (4.75 x 3.89)

Dining Room

15'5" x 9'7" (4.70 x 2.94)

Utility Room

19'7" x 5'8" (5.98 x 1.73)

Family Room

19'7" x 16'6" (5.98 x 5.05)

Comms Cupboard

Study

10'6" x 7'1" (3.21 x 2.16)

Landing

Bedroom One

20'7" x 11'6" (6.28 x 3.51)

Dressing Room

12'8" x 7'9" (3.87 x 2.38)

En-suite with shower

Bedroom Two

16'2" x 10'0" (4.93 x 3.07)

En-suite with shower

Bedroom Three

11'5" x 10'0" (3.49 x 3.07)

En-suite with shower

Bedroom Four

13'1" x 10'7" (4.01 x 3.24)

Bedroom Five

12'7" x 8'0" (3.85 x 2.44)

Bathroom

Garage

15'9" x 7'10" (4.82 x 2.41)

Garden Store

9'7" x 3'10" (2.94 x 1.18)

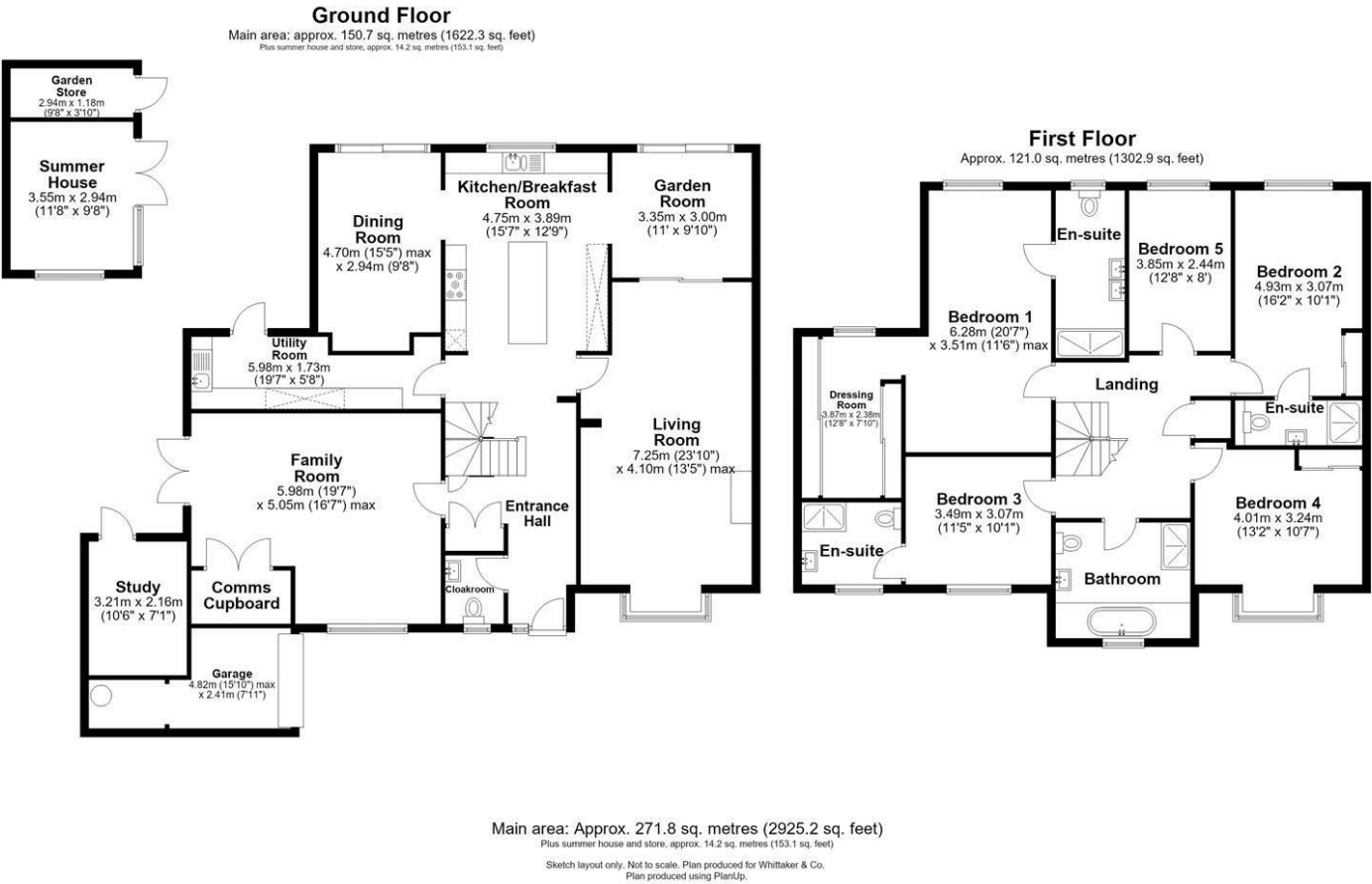
Summer House

11'7" x 9'7" (3.55 x 2.94)





Floor Plan



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