



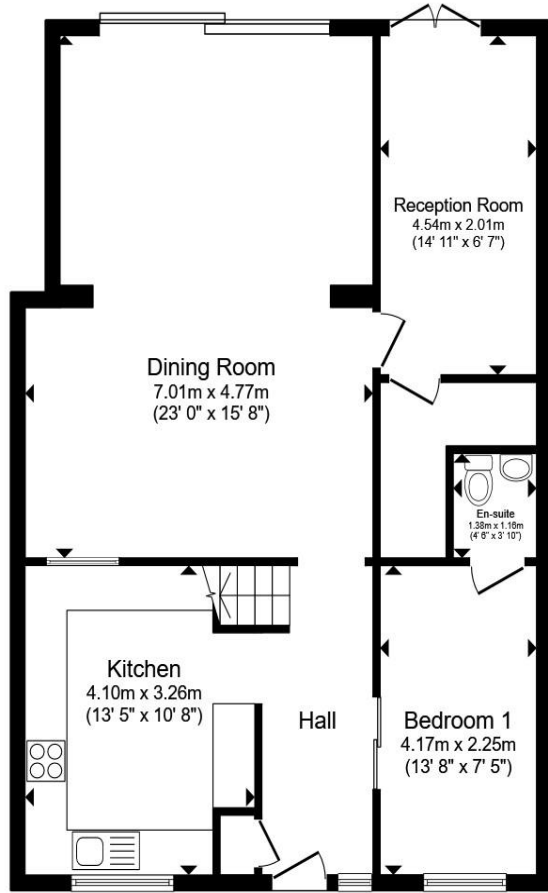
**Sycamore Road, Croxley Green, Rickmansworth, WD3 3TD**

**welcome to**

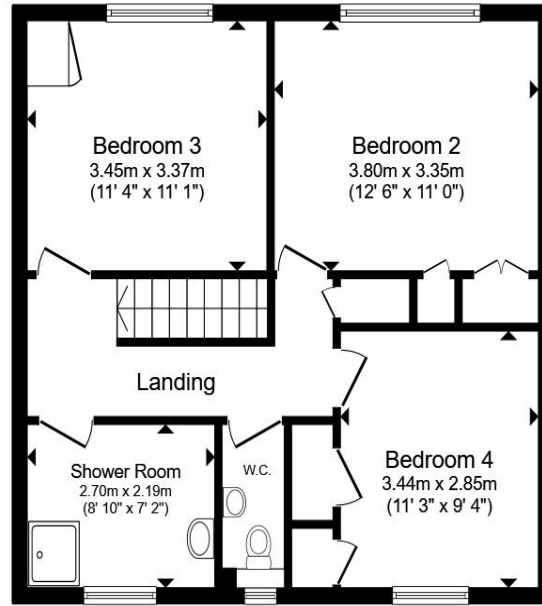
**Sycamore Road, Croxley Green, Rickmansworth**

A spacious and versatile 3/4 bedroom mid-terrace family home offering flexible ground-floor accommodation, a bright rear living and dining space opening onto the garden, and an excellent location close to transport links, schools and local amenities.





**Ground Floor**



**First Floor**

**Entrance**

**Kitchen**

13' 5" x 10' 8" ( 4.09m x 3.25m )

**Dining Room**

23' x 15' 8" ( 7.01m x 4.78m )

**Reception Room**

14' 11" x 6' 7" ( 4.55m x 2.01m )

**Office/Bedroom 4**

13' 8" x 7' 5" ( 4.17m x 2.26m )

**Wc**

**Bedroom 1**

12' 6" x 11' ( 3.81m x 3.35m )

**Bedroom 2**

11' 4" x 11' 1" ( 3.45m x 3.38m )

**Bedroom 3**

11' 3" x 9' 4" ( 3.43m x 2.84m )

**Shower Room**

8' 10" x 7' 2" ( 2.69m x 2.18m )

**Wc**

Total floor area 136.5 m<sup>2</sup> (1,469 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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## Sycamore Road, Croxley Green Rickmansworth

- Well-Presented 3/4 Bedroom Mid-Terrace Family Home
- Driveway Parking With Additional On-Street Parking Available
- Impressive Open-Plan Living And Dining Area With Bi-Folding Doors To The Garden
- Additional Ground Floor Room Ideal As A Bedroom, Home Office Or Study
- Modern Fitted Kitchen With Contemporary Finishes

Tenure: Freehold EPC Rating: D

Council Tax Band: D

Guide price

**£650,000 - £675,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
WAF105045 - 0003

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