



Little Firs, The Green Peters Green, Herts, LU2 9QL

A well proportioned detached residence with a stunning interior, located in the charming rural Hertfordshire Hamlet of Peters Green, set within a substantial, well tended plot backing onto open countryside. Notable features include a superb Kitchen/Breakfast room by Brynmor Interiors of Harpenden and two beautifully fitted bathrooms.

Price guide £1,150,000

Little Firs, The Green

Peters Green, Herts, LU2 9QL



- Beautiful detached residence, fronting the village green - CHAIN FREE
- Principal bedroom with super en suite bathroom, second bedroom with nearby shower room
- Automated gate opens to drive with parking for up to 8 cars
- Living room with open fireplace, impressive lounge/dining room with fine garden views and gym
- Two large double bedrooms and study area on the first floor with doorway to extensive loft void (scope to add a bathroom and more)
- Harpenden school catchment area
- Stunning fitted kitchen with a generous compliment of integrated appliances and utility room
- Detached garden room with adjoining under cover outdoor entertaining area with great views
- Central Harpenden and mainline station (3.7 miles)

GROUND FLOOR

Entrance Hall

Shower Room

Living room

19'9 x 14'2 (6.02m x 4.32m)

Lounge/Dining Room

15'10 x 11'9 (4.83m x 3.58m)

Kitchen/Breakfast Room

19'9 x 13'4 (6.02m x 4.06m)

Utility Room

9'5 x 8'10 (2.87m x 2.69m)

Gym

13'9 x 8'3 (4.19m x 2.51m)

Principal Bedroom

16'34 x 10'11 (4.88m x 3.33m)

Ensuite Shower/Bathroom

Bedroom Two

12'8 x 9'2 (3.86m x 2.79m)

FIRST FLOOR

Landing and Study Area

Bedroom Three

16'9 x 12' (5.11m x 3.66m)

Bedroom Four

16'9 x 12'11 (5.11m x 3.94m)

Substantial Adjoining Loft

EXTERNALLY

Garden Room

15'8 x 12 (4.78m x 3.66m)

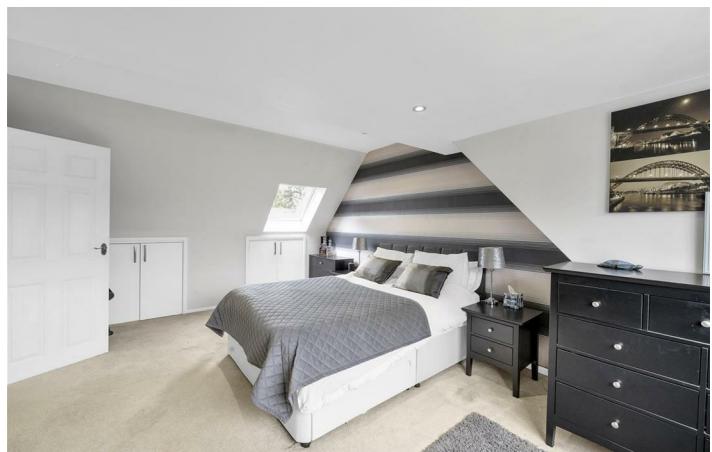
Outdoor Dining Area

Ample Off Street Parking

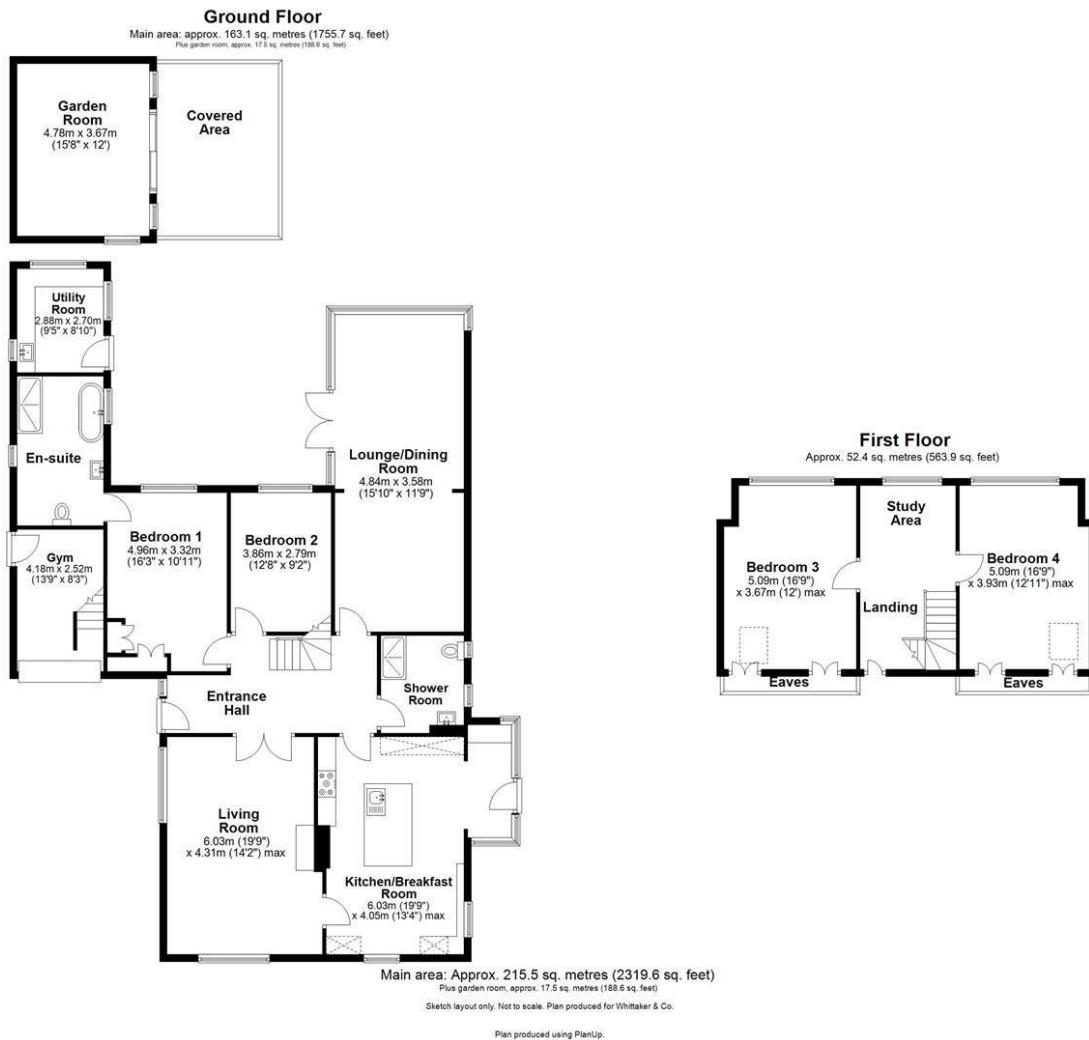
Extensive Rear Garden



Directions



Floor Plan



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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very energy efficient - lower running costs (92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F	43	
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
EU Directive 2002/91/EC			