



Connells

Oak Bank West Common Close
Harpenden

Oak Bank West Common Close Harpenden AL5 2LJ

for sale
£3,860,000



Property Description

Set across three impressive floors, this exceptional six-bedroom residence offers expansive family living in one of Harpenden's most prestigious roads. Behind electric gates, a sweeping carriageway driveway creates a grand first impression. The inside of the property features three appointed en suite bedrooms ensuring comfort and convenience for every member of the household. A rare highlight is the indoor swimming pool, providing year-round leisure. Perfect for families, the home also includes a separate children's garden, offering a safe and dedicated outdoor space, whilst the main grounds complement the homes elegance.

Entrance Porch

Oak leaded door to front, quarry tile flooring, rad

Entrance Hallway

Oak leaded door to front, Oak staircase to first floor, rad

Cloakroom Off Inner Lobby

White suite fully tiled, WHB, LLWC, spotlights, heated towel rail

Lounge

23' x 18' 6" (7.01m x 5.64m)

Oak leaded window and door leading to garden, numerous wall lights, Open fireplace with marble surround.

Dining Room

19' 3" x 12' 3" (5.87m x 3.73m)

Oak leaded window to rear, double doors leading to lounge and family room with Oak door leading to garden

Family Room

19' x 11' 8" (5.79m x 3.56m)

Oak leaded window to rear with double doors leading to garden, spotlighting, intercom point, rad, built in storage cupboard

Study

13' 2" x 10' 6" (4.01m x 3.20m)

Oak leaded window to side, rad, built in shelving

Kitchen

18' x 10' 8" (5.49m x 3.25m)

Luxury fitted kitchen with central island, Oak leaded window to front and side, Gas hob with electric hot plate, De Dietrich triple oven, Butler sink, spotlighting and rad

Kitchenette Off Kitchen

Deep fryer hot plate, spotlighting, cupboards with work surfaces

Utility Room Off Inner Hallway

12' 8" x 5' 6" (3.86m x 1.68m)

Plumbing for washing machine, cupboards with work surfaces, quarry tile flooring and small loft hatch



Secondary Cloakroom

Off hallway with LLWC, WHB, and door to garage

Inner Hallway Off Family Room

Oak leaded windows to rear, two rads, spotlighting

Second Family Room

16' 8" x 14' 6" (5.08m x 4.42m)

Off inner hallway, T.V point, Oak leaded windows to front and rear

Galleried Landing

27' x 12' 1" (8.23m x 3.68m)

Beautiful galleried landing, stairs leading to second floor, two rads, spotlighting, Oak leaded windows to front, Telephone point, Airing cupboard

Bedroom 1

18' x 11' (5.49m x 3.35m)

Oak leaded windows to front and side, T.V point, rad and spotlighting

Ensuite

White suite comprising of shower cubicle, LLWC, WHB, fully tiled with heated towel rail, extractor fan and spotlighting

Bedroom 2

16' 2" x 14' 4" (4.93m x 4.37m)

Two Oak leaded windows to rear, three double fitted wardrobes, Two radiators, spotlighting

Ensuite

Fully tiled white suite comprising of double shower cubicle, WHB, LLWC, heated towel rail, extractor fan, shaver point, numerous bathroom units

Bedroom 3

Irregular Shaped Room 15' 5" x 14' 6" max (4.70m x 4.42m)

Oak leaded window to rear, spotlighting, radiator

Ensuite

Fully tiled with jacuzzi bath, WHB, LLWC, heated towel rail, shaver point and extractor fan

Bedroom 4

Irregular Shaped Room 14' 7" up to wardrobes x 11' 10" up to wardrobes (4.45m up to wardrobes x 3.61m)

Two Velux windows, wonderful selection of Oak built in wardrobes and drawers surround the room

Second Floor Landing

Ideal for a small study area for the top floor, radiator, leaded window to front

Bedroom 5

15' 5" x 13' 7" (4.70m x 4.14m)

Velux window to rear, radiator

Bedroom 6

13' 4" x 12' 8" (4.06m x 3.86m)

Velux window to rear, radiator

Second Floor Bathroom

Fully tiled white suite with bath and Velux window to rear









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.focalagent.com

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Tenure: Freehold

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