

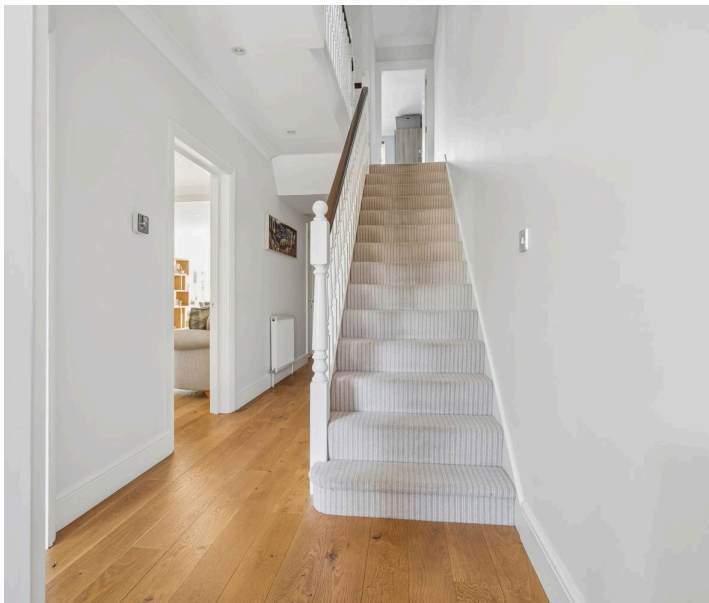


83 Bushey Grove Road, Bushey – WD23 2GJ  
£875,000





This beautifully presented 4 bedroom, 2 bathroom semi detached home, built in 2008, offers a perfect blend of comfort and modern family living, benefiting from gas central heating and double glazing throughout. Tastefully decorated, the property welcomes you with a bright entrance hall, a convenient downstairs WC, and a charming front reception room featuring a bay window. To the rear, a spacious open-plan family room, kitchen, and dining area creates a versatile hub ideal for both everyday living and entertaining. The main bedroom benefits from its own ensuite shower room, complemented by two further bedrooms and a family bathroom on the first floor, while an additional bedroom on the second floor provides flexibility for guests, a home office, or growing families. Outside, the attractive south-facing garden offers a private space to relax, while off-street parking for two cars adds practicality. Situated in a convenient residential location close to Bushey station, local shops, and well regarded schools, this home delivers an appealing lifestyle for families and commuters alike.





- A 4 Bedroom 2 Bathroom Semi Detached House
- Downstairs WC
- Open Plan Living Accommodation
- Separate Reception Room
- Main Bedroom with Ensuite
- South Facing Rear Garden
- Off Street Parking
- Close To Station

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: C



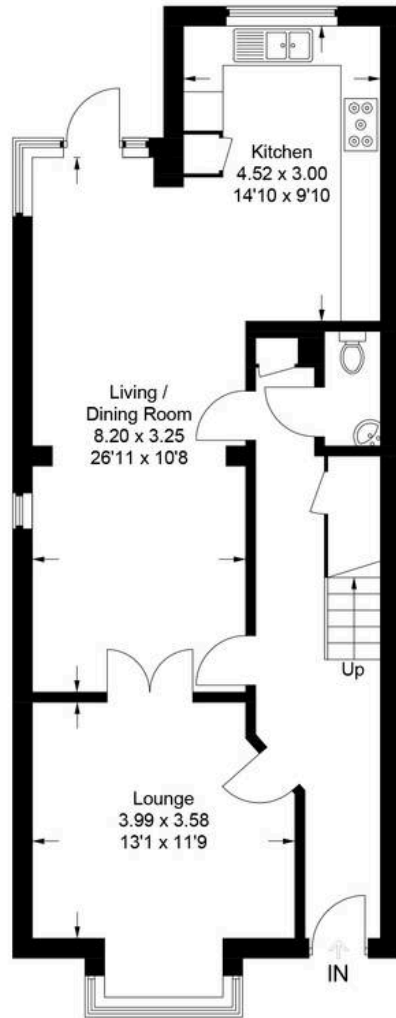




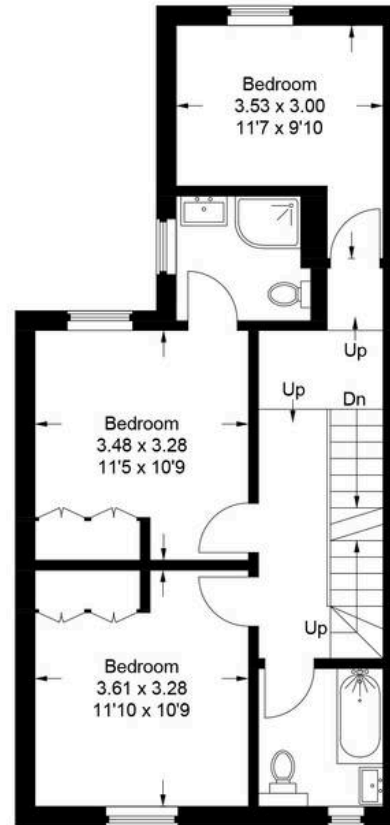


# Bushey Grove Road


Approximate Gross Internal Area  
 Ground Floor = 71.0 sq m / 764 sq ft  
 First Floor = 53.1 sq m / 571 sq ft  
 Second Floor = 24.3 sq m / 261 sq ft  
 Total = 148.4 sq m / 1,596 sq ft  
 (Including Eaves)

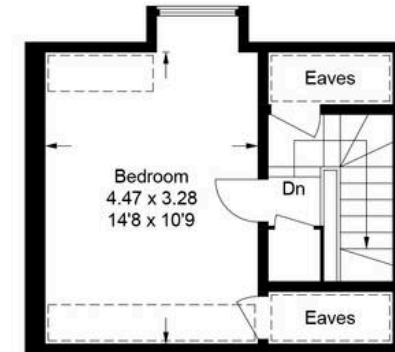


**Ground Floor**



**First Floor**

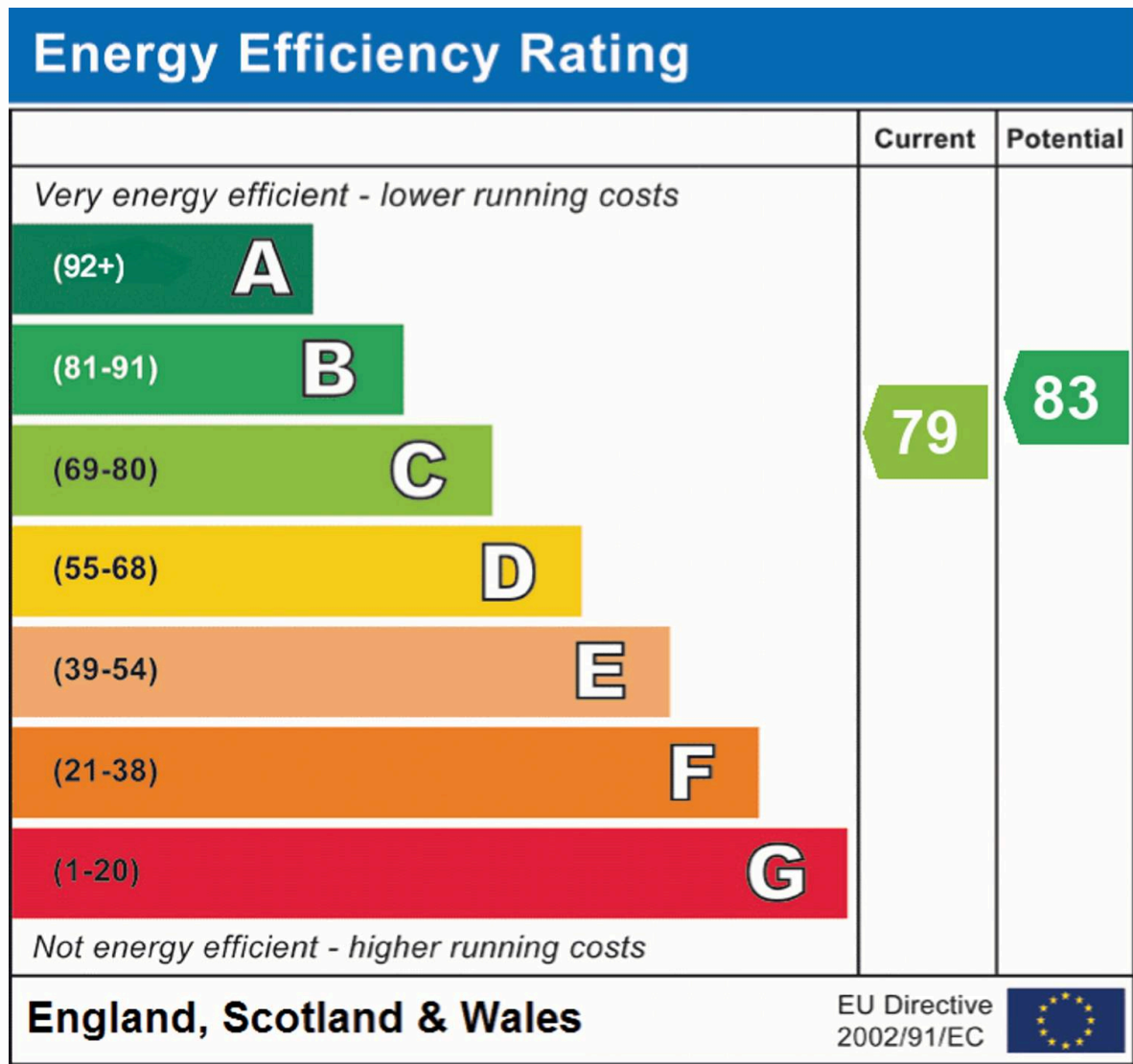
 = Reduced headroom below 1.5m / 5'0"



**Second Floor**

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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## Churchills – Bushey

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We have prepared these particulars as a general guide of the property and they are not intended to constitute part of an offer or contract. We have not carried out a detailed survey of the property and we have not tested any apparatus, fixtures, fittings, or services. All measurements and floorplans are approximate, and photographs are for guidance only. These should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) have been provided by the client and should be checked and confirmed by your solicitor prior to exchange of contracts.