

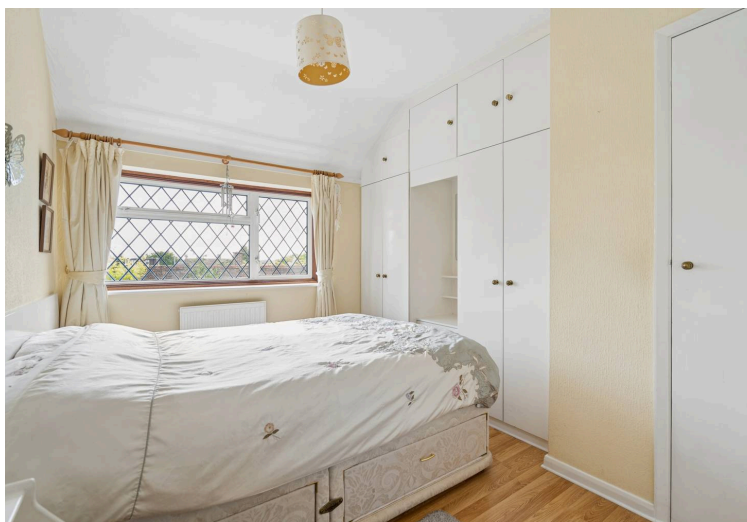
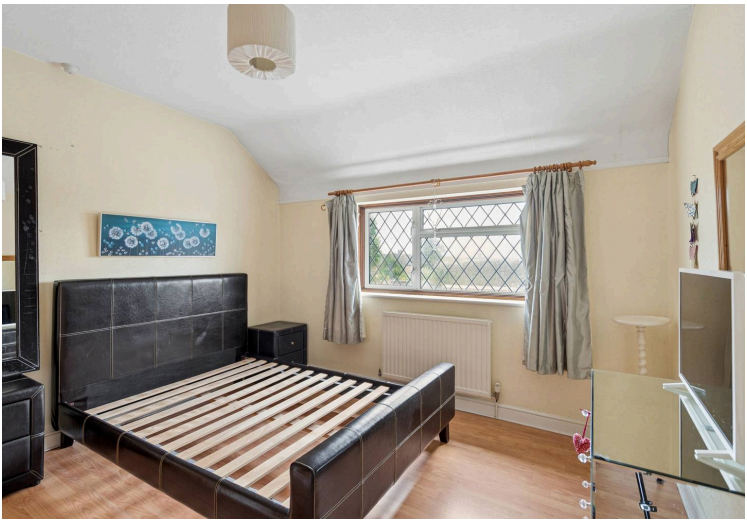


Oakfield, Rickmansworth, WD3

Offers In Excess of £475,000 Freehold

CHAIN FREE TERRACED HOUSE • THREE BEDROOMS • OPEN PLAN LIVING/DINING ROOM • KITCHEN/BREAKFAST ROOM
• SHOWER ROOM WITH SEPARATE W.C. • CONSERVATORY AND SHED • REAR GARDEN • DRIVEWAY PARKING TO FRONT

TREND & THOMAS
ESTATE AGENTS SURVEYORS & VALUERS



A chain free THREE BEDROOM TERRACED HOUSE in need of modernisation, situated close to local schools and amenities.

This three bedroom house offers the perfect opportunity to modernise and make this home your own. The entrance hallway leads you to the heart of the home, a sizeable open plan living and dining room with a classic brick surround feature fireplace. The kitchen/breakfast room is very spacious, featuring ample wooden cabinetry, tiled flooring and a wood-panel ceiling.

Upstairs, all bedrooms boast built-in wardrobes or storage. There is laminate wood flooring to bedrooms one and two, while bedroom three is carpeted. The family shower room offers a spacious walk-in shower and wash hand basin with a wood panel ceiling and there is a separate W.C. for convenience.

The rear garden has a good-sized patio area with a path leading through an area of lawn under a pergola trellis arch, and a timber shed to the rear. There is also a fully covered lean-to/conservatory with an external storage shed, with access to the kitchen. The front garden has some lawn and trees with driveway parking for one car.

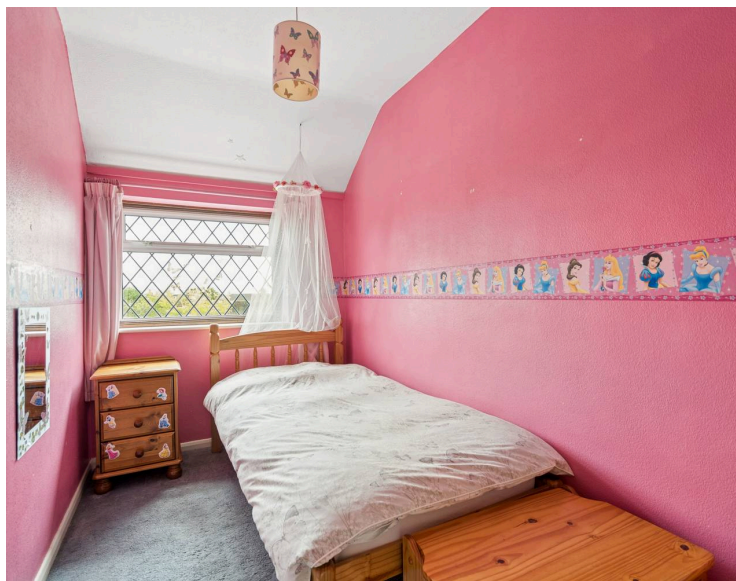
The property is situated close to local schools and amenities such as a Tesco Express and other independent shops. Bus routes are available from Berry Lane while Rickmansworth Town Centre the M25 is easily reached via a short drive.

Nearest Station: 1.4 miles – Rickmansworth Station

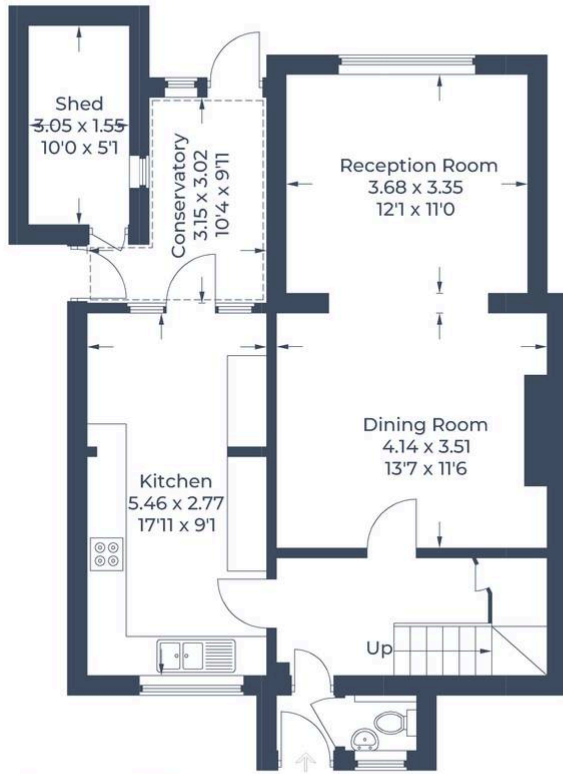
Council Tax band: C Approx. £2137.54 2026–2027 (Three Rivers District Council)

EPC Energy Efficiency Rating: D

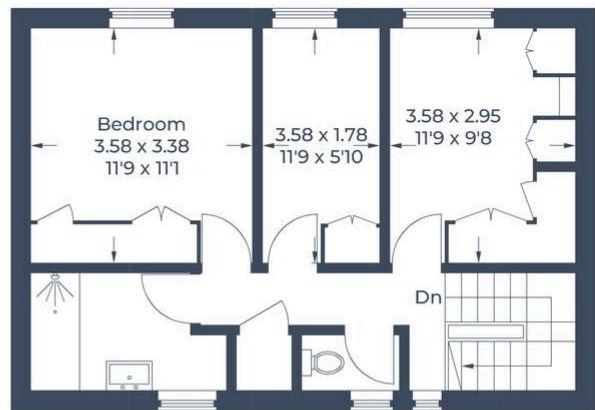
EPC Environmental Impact Rating: D



Approximate Gross Internal Area
 Ground Floor = 69.0 sq m / 743 sq ft
 First Floor = 46.3 sq m / 498 sq ft
 Total = 115.3 sq m / 1,241 sq ft



Ground Floor



First Floor

Illustration for identification purposes only,
 measurements are approximate, not to scale.
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Whilst these particulars are intended to give a fair description of the property, their accuracy is not guaranteed. Any purchaser must satisfy themselves as to the correctness of statements contained therein. These particulars do not constitute an offer or contract, and statements therein are made without responsibility, or warranty on the part of the vendor or Trend & Thomas, neither of whom are liable to expenses incurred should the property no longer be available.

It is not always possible on viewings to confirm the working order of the central heating or appliances included within the sale; therefore, we strongly recommend that prospective buyers satisfy themselves upon these matters before embarking upon the expense of purchase.

These particulars do not confirm that any fixtures and fittings mentioned are included within a purchase, unless otherwise stated, to include but not limited to carpets, curtains, furnishings, fittings, electrical goods, gas fires, light fittings etc.