



**A STUNNING TWO BEDROOM, TWO BATHROOM FIRST FLOOR APARTMENT IN THE HEART OF CHORLEYWOOD**

Betjeman Gardens, Chorleywood, Hertfordshire, WD3 5QY

**ROBSONS**

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WD3 5QY

**RECEPTION ROOM/MODERN KITCHEN • TWO  
DOUBLE BEDROOMS, ONE WITH EN-SUITE •  
FAMILY BATHROOM • PRIVATE BALCONY •  
COMMUNAL GARDENS • ALLOCATED  
PARKING & VISITOR PARKING • WALKING  
DISTANCE TO CHORLEYWOOD STATION • NO  
ONWARD CHAIN • ENTRY PHONE SYSTEM •  
PASSENGER LIFT**

### **Description**

A stylish and comfortable two-bedroom, two-bathroom first-floor apartment with no onward chain and its own private balcony, offering modern living in a highly convenient location. Situated within walking distance of Chorleywood village, local amenities, excellent transport links, and well-regarded schools, this property is ideal for professionals, downsizers, or small families.

The apartment is entered via a spacious hallway with two large storage cupboards and leads into a beautifully presented open-plan kitchen and reception room.





The contemporary kitchen is fitted with sleek units, integrated appliances, and ample storage. The principal bedroom features fitted wardrobes and French doors opening onto a generously sized private balcony. A second well-proportioned double bedroom also benefits from fitted wardrobes and is served by an en-suite shower room. There is also a family bathroom.

Additional features include access to well-maintained communal gardens, an allocated parking space, and residents' parking. The property also benefits from a telephone entry security system and a passenger lift.

### **Location**

Chorleywood Village's facilities include a wide choice of boutique shops, coffee houses and restaurants. The area is also well served for sought after state and private schools. The Metropolitan and Main lines at Chorleywood Station offer a frequent service into London.

### **Additional Information**

Tenure: Leasehold  
Local Authority: Three Rivers District Council  
Council Tax Band: E  
Energy Efficiency Rating: B  
Lease Term: 105 years remaining  
Service Charge: £2,385 PA  
Ground Rent: £170.00

For additional information, please refer to [www.robsonswb.com](http://www.robsonswb.com) or call us on: 01923 285525.



Approximate Gross Internal Area = 74.7 sq m / 804 sq ft

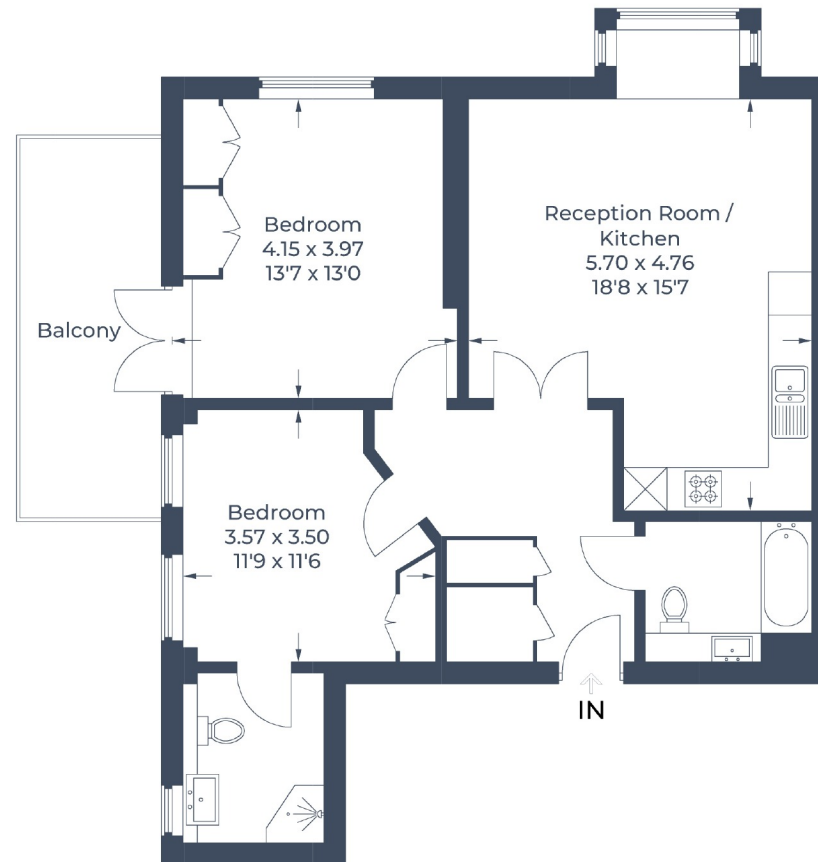


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measurements are approximate, not to scale.  
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