



39 Silverdale Road, Bushey – WD23 2LY
£1,260,000

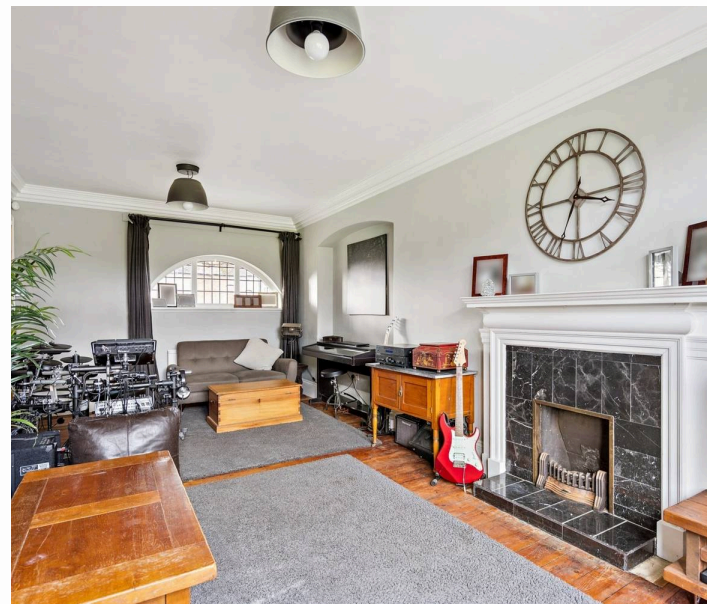
 ChurchillsBushey



This substantial Edwardian, character five bedroom detached family home is ideally positioned on one of Bushey's most sought-after roads and retains many original period features throughout. Offering beautifully presented and versatile living space arranged over three floors, the property has been extended to the rear and successfully blends character and modern comforts. A welcoming entrance hall leads to two separate reception rooms, both enhanced by feature fireplaces.

The heart of the home is the spacious open-plan kitchen and dining room, fitted with a well-appointed kitchen and ideal for family life and entertaining, complemented by a convenient downstairs cloakroom. The first floor provides four generous double bedrooms, including one with a contemporary en-suite shower room, alongside a luxurious family bathroom.

The second floor offers a large landing area, perfect for use as a home office, a further bedroom, a bathroom with a charming fireplace, and ample eaves storage. Additional benefits include gas central heating, double glazing, an attractive landscaped south-west facing rear garden featuring a spacious workshop, a garage, and off-street parking for three to four cars.



All of this is within comfortable walking distance of Bushey mainline station, making it an ideal home for commuters and families alike.



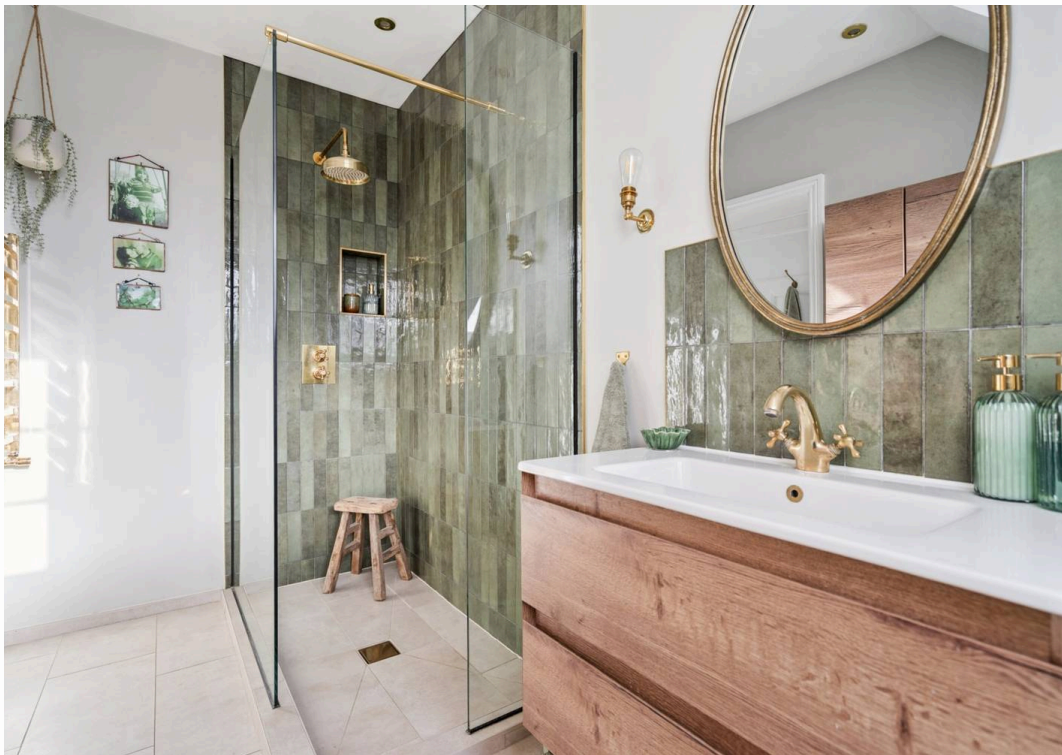
- A Substantial 5 Bedroom Detached Family Home
- Sought After Road in Bushey
- Two Separate Reception Rooms With Fireplaces
- 25ft Open Plan Fitted Kitchen/ Dining Room
- Luxury Bathrooms
- Landscaped Rear Garden With Spacious Workshop
- Garage & Off Street Parking
- Within Walking Distance Of Bushey Station

Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating: D













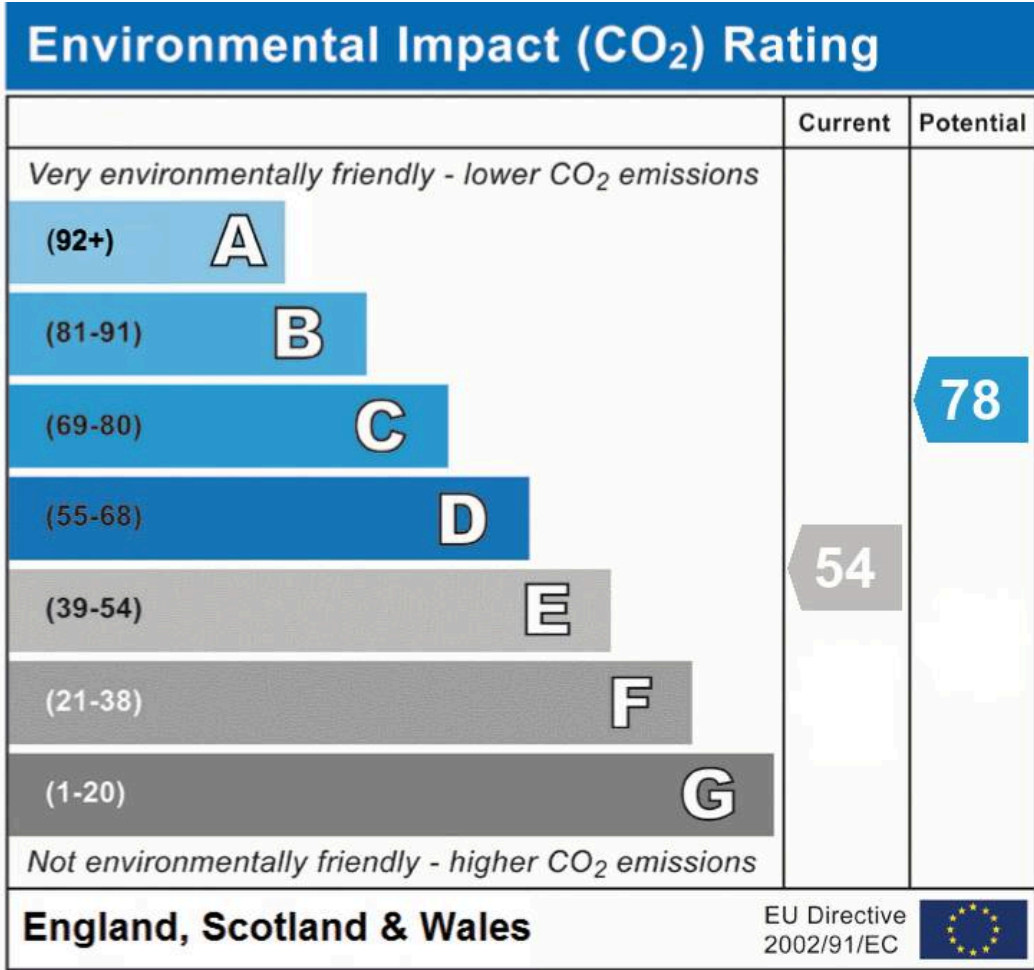
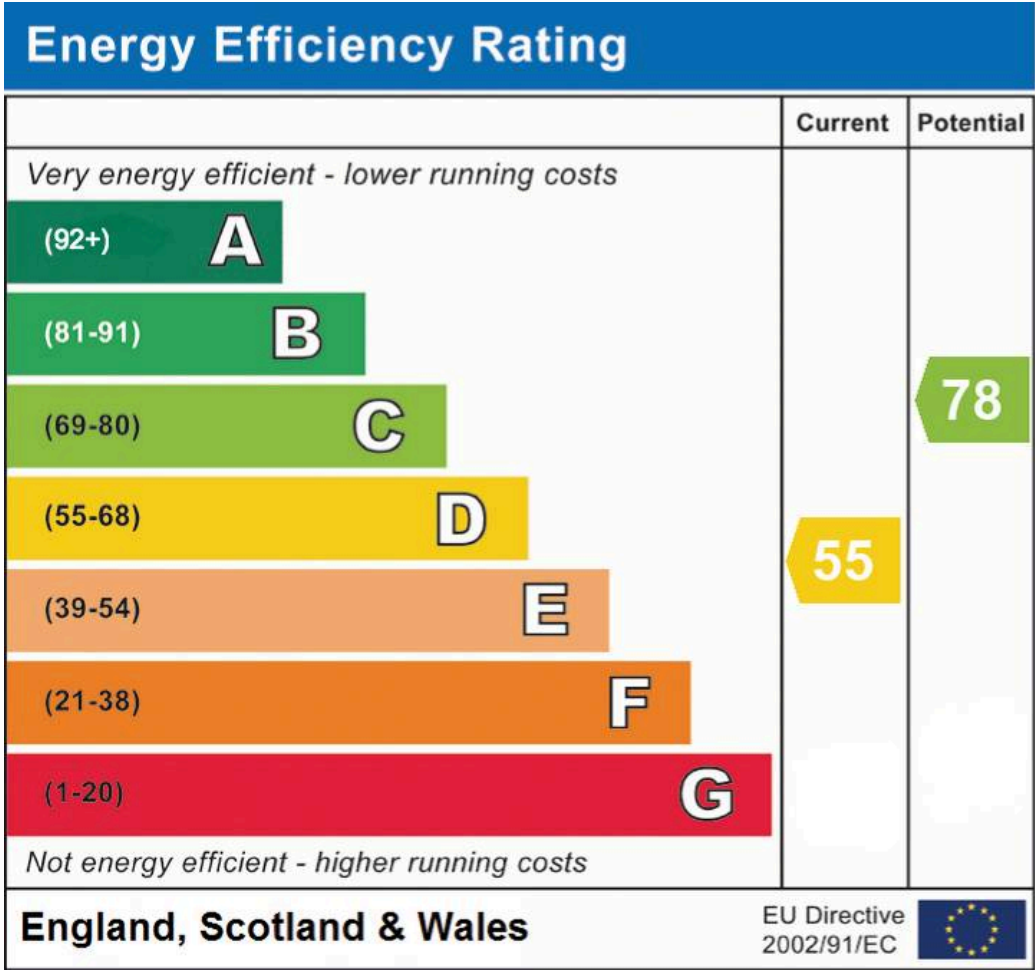


Silverdale Road

Approximate Gross Internal Area
 Ground Floor = 101.7 sq m / 1,095 sq ft
 First Floor = 84.8 sq m / 913 sq ft
 Second Floor = 42.7 sq m / 460 sq ft
 Workshop = 12.5 sq m / 134 sq ft
 Total = 241.7 sq m / 2,602 sq ft
 (Including Eaves / Garage)



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.



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.