



Braemar Court Glencoe Road Bushey WD23 3DT

for sale
£360,000



Property Description

Upon entering, you are greeted by a warm and inviting entrance hallway. The lounge is a bright and airy reception space, offering ample room for a variety of furnishings as well as a dedicated dining area and a sliding double-glazed door opens directly onto the enclosed rear garden. The kitchen is beautifully appointed with modern wall and base units paired with solid wooden worktops. Integrated appliances include an electric oven, gas hob and extractor, with further space for a fridge/freezer and plumbing for a washing machine.

The principal bedroom is a generous double, offering plenty of space for freestanding furniture. The second bedroom is also a well-proportioned double, similarly finished and ideal for guests, children or home working. The family bathroom is tastefully presented with a three-piece suite comprising a panelled bath with shower and glass screen, low-flush WC and wash basin. Tiled walls and flooring, a heated towel rail and frosted double-glazed window complete the room.

Externally, the property enjoys a sizeable lawned frontage, setting it back attractively from the pavement. To the rear is a private, spacious garden mainly laid to lawn, with a patio area perfect for outdoor dining and summer entertaining. A large shed provides excellent storage, and a secure rear gate offers convenient access.

A further standout feature is the garage, located within a nearby block, providing valuable off-road parking.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Agents Note

Please be aware that the information we have about this property is limited. If there is any point which is of particular importance to you, please contact the branch and we will endeavour to check for you, especially if you are contemplating travelling some distance to view the property.









Ground Floor

Total floor area 61.5 m² (662 sq.ft.) approx

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.propertybox.io



To view this property please contact Connells on

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86 High Street
 BUSHEY WD23 3HD

EPC Rating: C Council Tax
 Band: C

Service Charge: Ask
 Agent

Ground Rent:
 150.00

Tenure: Leasehold

view this property online connells.co.uk/Property/BUS308803

This is a Leasehold property with details as follows; Term of Lease 173 years from 25 Mar 1961. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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Property Ref: BUS308803 - 0002