



Connells

Coldharbour Lane
Bushey



Property Description

Connells are delighted to bring this exceptional home to the market. Upon entering, you are welcomed by a generous entrance hall that introduces the property's spacious and elegant feel. To the front sits a charming snug room and a study that provides an excellent home working environment.

The ground floor features a modern downstairs WC, finished with stylish tiled walls and flooring. A separate utility room adds practicality. The heart of the home is the bright and airy lounge, filled with natural light from two side aspect windows and stunning bi-fold doors that seamlessly open onto the rear garden. Completing the ground floor is the contemporary kitchen, fitted with integrated appliances.

Ascending to the first floor, the spacious landing hosts a dedicated laundry room and leads to four well proportioned bedrooms. One of these is currently arranged as a dressing room. The master bedroom benefits from a private en-suite bathroom and direct access to the connecting dressing room/bedroom four, creating a luxurious suite-like arrangement. All bedrooms are enhanced by built-in wardrobes, while the family bathroom features modern finishes including a bathtub with shower overhead, vanity unit and WC. The property further benefits from Planning Permission for a loft conversion.

Externally, the property boasts a beautifully landscaped rear garden, featuring a well-maintained lawn and stylish decking area-an inviting space for outdoor dining, entertaining, or relaxation.

Entrance Hall

Door to front
Radiator

Cloakroom

WC
Wash hand basin
Tiled
Window to side

Study

Data cabinet
Radiator

Lounge

Window to side
Bi-fold doors to rear garden
Underfloor heating
Carpet underfoot

Snug

Carpet underfoot
Window to front

Utility Room

Door to hallway
Plumbing for washing machine
Space for Tumble Dryer
Plumbing for dishwasher
Sink/bowl
Tiled floor

Kitchen

Window to rear
Underfloor heating
Fridge freezer/dishwasher
Electric oven and hob
Wall and base units

Landing

Access to laundry room (6.7 x 5.5)
Window to side from laundry room

Bedroom One

Window to rear
Radiator
Access to dressing room & En-suite

En-Suite To Bedroom One

Window to side
Vanity
WC
Shower cubicle

Bedroom Four/Dressing Room

Window to rear
Radiator
Built in wardrobes

Bathroom

Window to side
Jack and Jill bathroom, door to Bedroom 2
Vanity
Hand towel rail
WC
Tiled

Bedroom Two

Window to front
Built in wardrobes

Bedroom Three

Window to front
Built in wardrobe

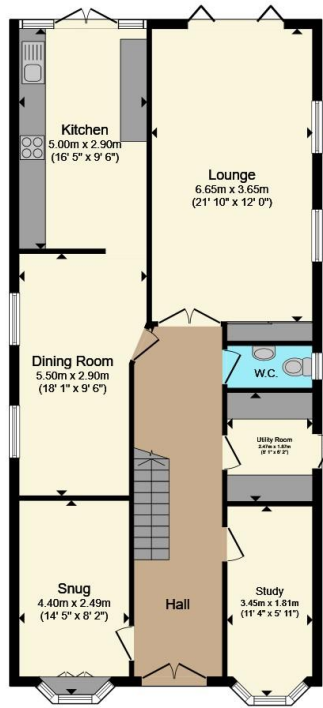
Rear Garden

Decking
Laid lawn

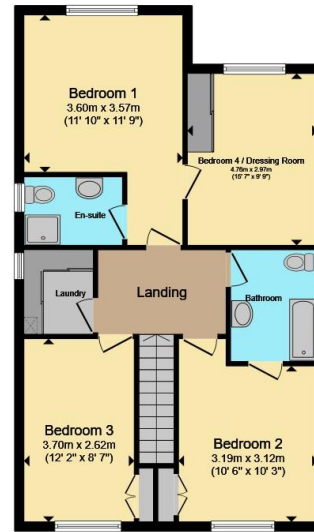








Ground Floor



First Floor

Total floor area 171.3 m² (1,844 sq.ft.) approx

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To view this property please contact Connells on

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86 High Street
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EPC Rating: C Council Tax Band: G

Tenure: Freehold

view this property online connells.co.uk/Property/BUS308546



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