



A WELL-PRESENTED THREE BEDROOM FAMILY HOME WITH OFF-STREET PARKING

Orchard Way, Rickmansworth, Hertfordshire, WD3 8HZ

ROBSONS

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8HZ

**RECEPTION ROOM • KITCHEN/DINING ROOM
• WC • THREE BEDROOMS • FAMILY
BATHROOM • REAR GARDEN WITH OUT
BUILDING • OFF-STREET PARKING**

Description

A well-presented three-bedroom semi-detached family home, offering a generous rear garden and off-street parking for 3/4 vehicles, ideally situated within easy reach of well-regarded schools, excellent transport links and a range of local amenities.

The accommodation begins with a bright front-aspect reception room featuring an attractive bay window. To the rear, the spacious kitchen/dining room provides an ideal space for everyday family living and entertaining, with French doors opening directly onto the garden. The kitchen is fitted with a good selection of wall and base units, complemented by ample work surfaces and space for freestanding appliances. A convenient side door provides direct access to the exterior.

On the first floor are three well-proportioned bedrooms, together with a family bathroom.





Outside, the attractive rear garden is predominantly laid to lawn and features mature shrubs, established flower beds, a patio seating area, a garden shed, and a versatile outbuilding. Currently used as a workshop, the outbuilding offers excellent potential to be converted into a home office, studio, or hobby room, subject to any necessary consents.

To the front of the property is a good-sized driveway providing off-street parking, along with side access leading to the rear garden.

This is an excellent opportunity to acquire a comfortable family home in a convenient and sought-after location.

Location

Rickmansworth town centre has a wide range of boutique shops, coffee houses, restaurants and major supermarkets. The Metropolitan and Chiltern line train services connect you to London Baker Street, Marylebone Station and beyond. The area is well served by good quality private and state schools for all ages. Chorleywood and Rickmansworth offer everything for the sporting individual, from rugby, cricket, football, tennis, horse riding and golf. Rickmansworth Aquadrome is an ideal setting for walks, sailing, fishing and water-skiing.

Additional Information

Tenure: Freehold

Local Authority: Three Rivers District Council

Council Tax Band: D Energy Efficiency Rating: D

For additional information, please refer to www.robsonswb.com or call us on: 01923 777762.



Approximate Gross Internal Area
 Ground Floor = 40.6 sq m / 437 sq ft
 First Floor = 41.9 sq m / 451 sq ft
 Outbuildings / WC = 23.2 sq m / 250 sq ft
 Total = 105.7 sq m / 1,138 sq ft

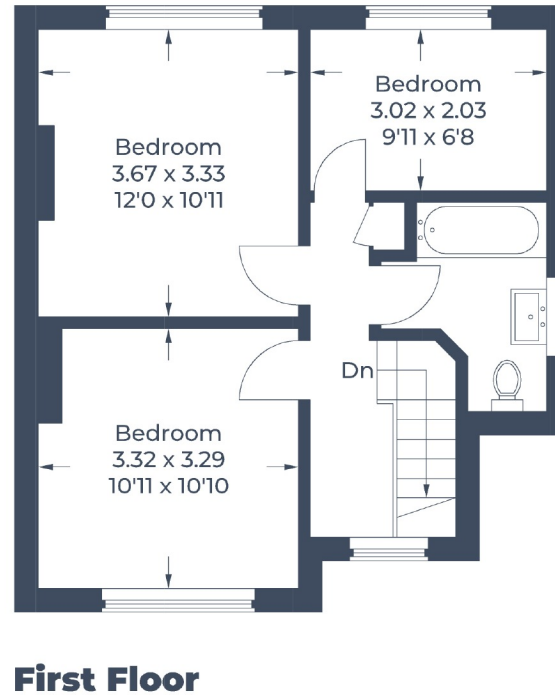
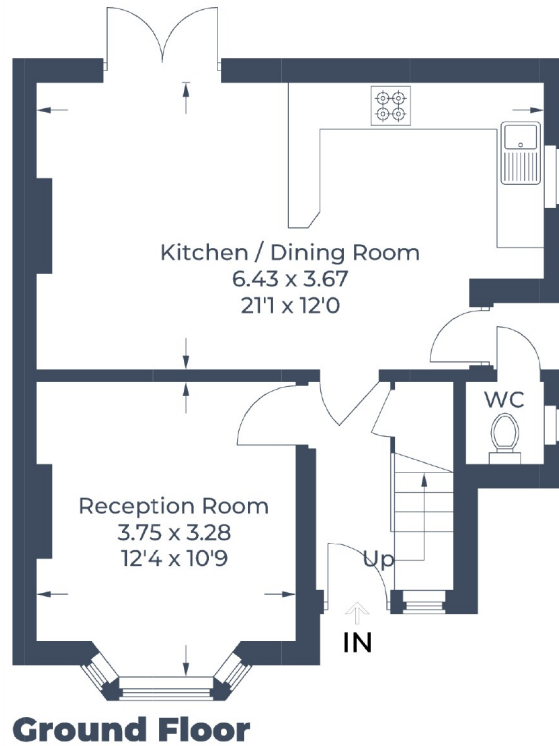


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