



## Cornwall Road

Harpenden, AL5 4TG

A superb family home in a prime central location in the ever popular Cornwall Road. A few minutes' walk to the town centre and station and ideally placed for excellent schooling. Over 2,000 sq ft with a generous and private garden enjoying a southerly aspect. Great potential for extension (STPP).

**Guide price £1,495,000**

# Cornwall Road

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- Superb Family Home
- Potential for extension (STPP)
- Minutes from town centre & station
- Over 2,000 sq ft
- Three Reception Rooms
- Integral Double Garage
- Prime Central Location
- Large south-facing Garden
- Council Tax Band G

## Entrance Hall

## Kitchen

11'4" x 10'5" (3.46m x 3.18m)

## Living Room

19'11" x 11'11" (6.09m x 3.65m)

## Dining Room

13'11" x 13'10" (4.25m x 4.24m )

## Famly Room

13'4" x 10'2" (4.08m x 3.11m)

## Utility Room

7'1" x 6'2" (2.16m x 1.88m)

## Bedroom One

18'1" x 13'7" (5.52m x 4.15m)

## En-Suite

## Bedroom Two

14'11" x 10'10" (4.57m x 3.31m)

## Bedroom Three

11'5" x 10'5" (3.50m x 3.20m)

## Bedroom Four/Study

10'4" x 6'6" (3.16m x 2.00m)

## Bathroom

## Integral Garage

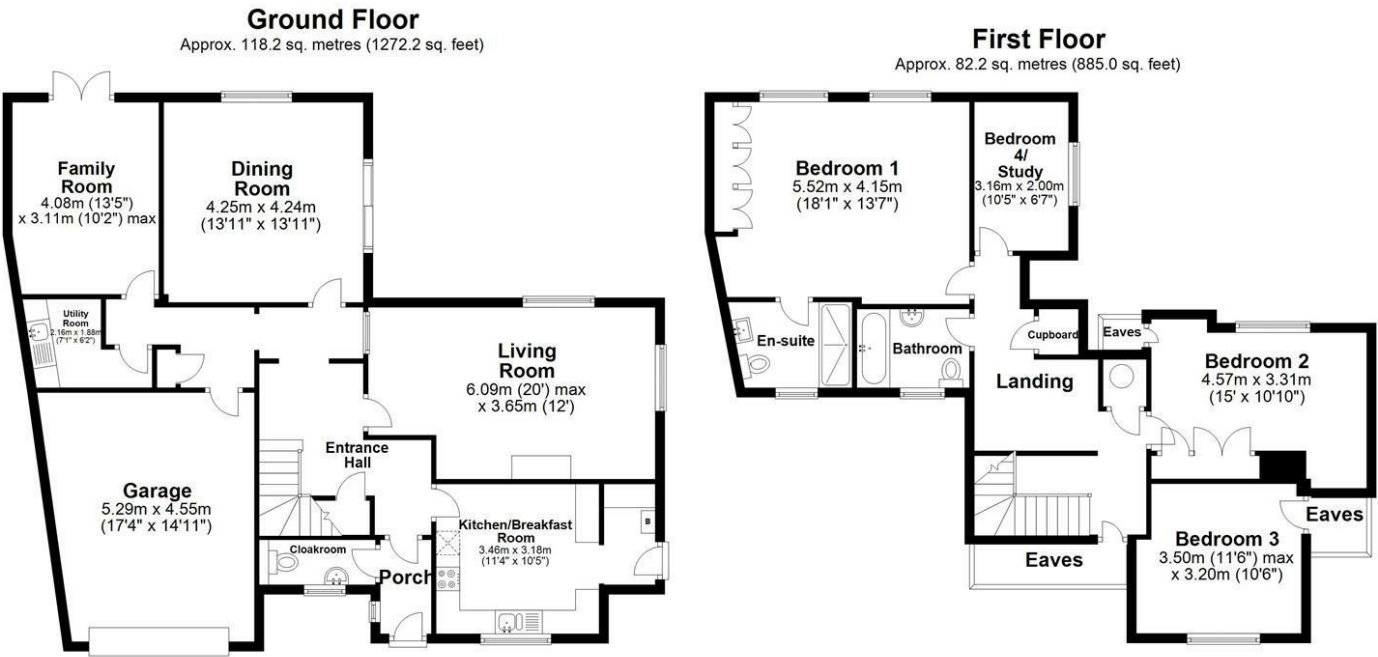
17'0" x 14'11" (5.20m x 4.55m)







Floor Plan



Total area: approx. 200.4 sq. metres (2157.3 sq. feet)

Sketch layout only. Not to scale. Plan produced for Whittaker & Co.

Plan produced using PlanUp.

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