17 Field View Road, Potters Bar, EN6 2LZ
£630,000

Duncan Perry
SALES ■ LETTINGS ■ COMMERCIAL
■ PROPERTY MANAGEMENT ■

Duncan Perry offers this 2/3 bedroom detached bungalow situated on the charming Field View Road in Potters Bar. The property offers two double bedrooms, further study, kitchen/diner, separate lounge and South Easterly facing garden. The property has gas central heating, double glazing and driveway. Potential to extend STPP. The location is highly desirable, offering a peaceful residential setting while being within easy reach of local amenities, schools, and transport links. Viewing recommended.

- DETACHED BUNGALOW
- TWO DOUBLE BEDROOMS
- STUDY
- KITCHEN/DINING ROOM
- LOUNGE
- SHOWER ROOM
- SOUTH EASTERLY REAR GARDEN 37'8 X 36'1
- DRIVEWAY WITH PARKING FOR SEVERAL VEHICLES
- FREEHOLD
- COUNCIL TAX BAND E - HERTSMERE

White UPVC front door with obscure glazed panel and obscure glazed side lights on side of property opening into:

HALLWAY

Amtico wood effect flooring. Coving to ceiling. Single radiator. Loft hatch with pull down ladder and light.

BATHROOM

White suite comprising shower base with glazed sliding doors, overhead shower and hand held shower attachment. Top flush WC. Sink set within vanity unit with drawers below and mixer tap. Chrome heated towel rail. Laminate wood effect flooring. Tiled shower area and tiled skirting. White UPVC obscure glazed window to side.

BEDROOM ONE

White UPVC window to front. Double radiator. Coving to ceiling. Cupboard with hanging rail. Fitted wardrobes with sliding doors with drawers, hanging rail and shoe rack.

BEDROOM TWO

Coving to ceiling. White UPVC window to front. Double radiator. Fitted cupboard with hanging rail and houses consumer unit.

KITCHEN

Range of wall, drawer and base units in high gloss Ivory and complimentary composite working surfaces above. Stainless steel one and a half bowl sink and drainer. Space for washing machine. Integrated Slimline dishwasher. Hotpoint integrated electric oven. AEG integrated microwave/combi. Zanussi integrated fridge/freezer. AEG four ring gas hob with Electrolux stainless steel extractor hood above. Coving to ceiling. Spotlights to ceiling. White UPVC window to side. Vaillant combi boiler within kitchen cupboard.

DINING ROOM
Coving to ceiling. Vertical feature radiator. Amtico flooring. Open archway to:

LOUNGE
Coving to ceiling. White UPVC sliding patio doors to rear. White UPVC window to rear. Vertical feature radiator. Shelved alcove. Gas log effect enclosed fire with wooden mantle.

STUDY
Coving to ceiling. Amtico flooring. White UPVC window to rear. Courtesy door to garage.

INTEGRAL GARAGE/STORE ROOM
Access from up and over door or from courtesy door from study. Lighting.

REAR GARDEN
37'8" x 36'1" (11.5m x 11)
Accessed from sliding patio doors from lounge and from side of property via a gate. South Easterly facing garden, Fully paved in Indian sandstone. Decking area on top of Indian sandstone with slope. Large feature pond with water garden. Green house and potting shed. Timber shed to the rear and raised planters. Electric power point. Water point, Gate to front.

FRONT OF PROPERTY
Blocked paved driveway with parking for several vehicles. Raised bed in drive with shrubs. Access to garage via up and over door. Side of property has access to garden via gate. Front door at side and water point.

Tenure - Freehold. Council tax band E - Hertsmere Council

Property Information
We believe this information to be accurate, but it cannot be guaranteed. If there is any point which is of particular importance we will attempt to assist

Duncan Perry

Duncan Perry

Duncan Perry

Duncan Perry

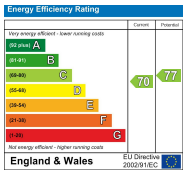
Field View Road, Hertfordshire EN6

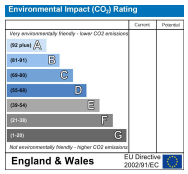
Total Area: 105.0 m² ... 1130 ft²

All measurements are approximate and for display purposes only

Duncan Perry

or you should obtain professional confirmation. All measurements quoted are approximate. The fixtures, fittings, appliances and mains services have not been tested. These particulars do not constitute a contract or part of a contract.





The Estate Office, 48A The Broadway, Potters Bar, Herts., EN6 2HW
t. 01707655466 | e. sales@duncanperry.co.uk |
www.propertysoftwaregroup.com

Duncan Perry
SALES ■ LETTINGS ■ COMMERCIAL
■ PROPERTY MANAGEMENT ■