



Castles

CLARENDON ROAD
Borehamwood, WD6 1BE

CLARENDON ROAD

Borehamwood, WD6 1BE

Offers IEO
£500,000
(Freehold)

Castles



This delightful Three Bedroom Edwardian semi-detached character home is nestled on a sought-after residential road in Borehamwood. Combining timeless charm with modern convenience.



The entrance hall of this charming Edwardian home warmly welcomes you, from here you step into a thoughtfully designed Open-Plan dual-aspect Lounge and Dining room, which is both spacious and filled with natural light. The dual aspect enhances the sense of space, creating a bright and airy environment. Elegant period features, such as a decorative fireplace blend seamlessly with contemporary updates. Stairs leading to the first floor are thoughtfully positioned within this space, maintaining the home's open flow. To the rear of the property, you'll find a modern fitted kitchen, which has been tastefully designed with both style and practicality in mind. The kitchen boasts high-quality fixtures and fittings, including a built-in double oven and an integrated 5-ring gas hob with a sleek chimney extractor above.

Upstairs, the property offers Three bedrooms, the principal bedroom enjoys ample space and light, while the additional bedrooms are versatile, making them ideal for family members, guests, or a home office. Completing the first floor is a modern shower room. Externally, there is a smart rear garden with brick built barbeque area and a garage to the side accessed via a shared driveway.

Specifications

- Edwardian
- Semi detached house
- Three bedrooms
- Lounge/dining room
- Fitted kitchen
- Shower room
- Private rear garden
- Garage
- Close to town centre
- No chain



With a combination of paved and lawned areas, the garden provides both practicality and a serene space to relax.



A little about the corner of the world we call home...

Borehamwood is a lively town in Hertfordshire, located just 12 miles northwest of Central London. Known for its rich history in film and television, it's home to Elstree Studios, where iconic shows and movies have been filmed. Borehamwood offers a blend of suburban comfort with easy access to the excitement of the capital. There are plenty of local amenities, from bustling shopping areas to parks like Aberford Park, perfect for families and those looking to enjoy some outdoor space. The town also boasts a selection of restaurants, cafés, and leisure activities, such as the Reel Cinema and the Venue Leisure Centre.

Commuting from Borehamwood to London is simple and convenient. Elstree & Borehamwood station is on the Thameslink line, offering direct trains to St Pancras International in around 20 minutes, making it ideal for professionals working in the city. With frequent train services, it's easy to reach major London hubs, as well as other destinations along the Thameslink route. Its close proximity to the M25 and A1 also makes Borehamwood well-connected for drivers. This combination of excellent transport links and a thriving community makes it a popular choice for those looking for the best of both worlds – suburban peace with quick access to London.

Please Note:

We have not tested any apparatus, fixtures, fittings or services. Interested parties must undertake their own investigation into the working order of these items.

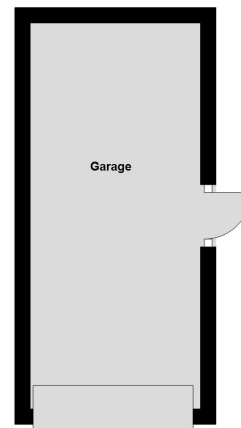
All measurements are approximate and photographs provided are for guidance only.

Tenure: Freehold

Council Tax Band: D

EPC Rating: E

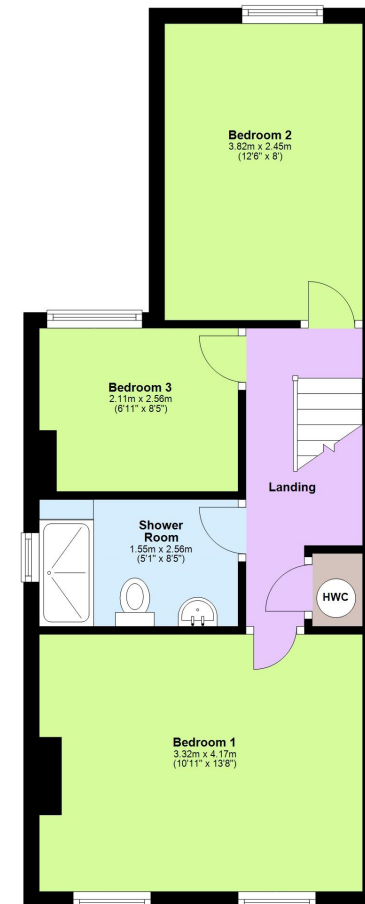
Outbuilding
Approx. 10.9 sq. metres (117.2 sq. feet)



Ground Floor
Approx. 39.1 sq. metres (420.4 sq. feet)



First Floor
Approx. 39.6 sq. metres (426.5 sq. feet)



Total area: approx. 89.6 sq. metres (964.0 sq. feet)

This floorplan is not to scale. It's for guidance only and accuracy is not guaranteed.
Plan produced using PlanUp.

Berkhamsted Office: 148 High Street, Berkhamsted, Hertfordshire HP4 3AT **Tel: 01442 865252**

Boxmoor Office: 33 St John's Road, Hemel Hempstead, Hertfordshire HP1 1QQ **Tel: 01442 233345**

Eaton Bray Office: 2a Wallace Drive, Eaton Bray, Dunstable LU6 2DF **Tel: 01525 220605**

Kings Langley Office: 1 High Street, Kings Langley, Hertfordshire WD4 8AB **Tel: 01923 936900**

Associated London Office: 121 Park Lane, Mayfair, London W1K 7QG **Tel: 020 7079 1595**

www.castlestateagents.co.uk



Castles