



Castles

LAKESIDE AVENUE
Kings Langley, Hertfordshire, WD4 8FU

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Asking
Price of
£500,000
(Freehold)

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Castles are delighted to present this TWO DOUBLE bedroom end-of-terrace NEW BUILD property, meticulously designed and maintained by the current vendor, offers contemporary living in a desirable location. Built in 2021, the house sits on the PRIVATE ROAD of Lakeside Avenue, boasting a tranquil setting.



Stepping into the spacious entrance hall, you're greeted by a sense of openness and modernity. Directly ahead is a convenient DOWNSTAIRS WC, while to the left, the heart of the home unfolds into an expansive OPEN-PLAN living area. The kitchen/dining area is a focal point, offering ample space for integrated appliances and featuring a combination boiler. The lounge area boasts standout features including a built-in electric modern feature fireplace, bespoke fitted TV unit with ambient lighting, and doors leading to the garden. A freestanding dining table and wine cupboard add to the elegance and functionality of the space. This is certainly the WOW-FACTOR of the home. Ascending to the upper floor, two generously proportioned double bedrooms await, each equipped with built-in storage and tastefully decorated with high-quality furnishings and panelling. The centrally located family bathroom is generously sized and boasts modern fixtures and fittings. Additional storage is provided by a convenient cupboard, while the fully boarded loft offers further potential. In summary, this meticulously designed and maintained two-bedroom end-of-terrace property offers modern living at its finest. With its desirable location and array of features, it presents a highly attractive prospect for discerning buyers.

Specifications

- TWO DOUBLE BEDROOMS
- BUILT IN 2021
- PRIVATE ROAD
- OPEN PLAN LIVING
- SOUTH FACING PRIVATE REAR GARDEN
- WOW FACTOR FEELING END OF TERRACE HOUSE
- BESPOKE FURNITURE
- DOWNSTAIRS WC
- CLOSE TO LOCAL AMENITIES



Externally, the property boasts a larger-than-average garden, complemented by a patio area ideal for outdoor entertaining.



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

Located 20 miles from Central London, Kings Langley is a well-regarded village with historical roots. Dating back to Norman times, the village lies to the south of the Chiltern Hills and is a good commuting distance away from London.

The local high street has a range of independent and boutique retailers, as well as a great selection of coffee shops, delis and restaurants. The larger shopping areas and supermarkets of Hemel Hempstead, St Albans and Watford are only a short drive away. Lying north of the M25, Kings Langley is close to both the M1 and the dual carriageway to Tring. It's a part of the London commuter

belt, benefiting from speedy train links into the capital (20 – 30 minutes journey). Regular local buses service Kings Langley, allowing for easy access to the nearby Hertfordshire towns and villages.

You can find plenty of green spaces, including Cassiobury Park and Longspring Wood. Slightly further afield you can find the picturesque Whippendell Woods and impressive Cheslyn stately home and gardens. The Chiltern Hills are only a short drive away and are worth exploring at the weekend.

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.

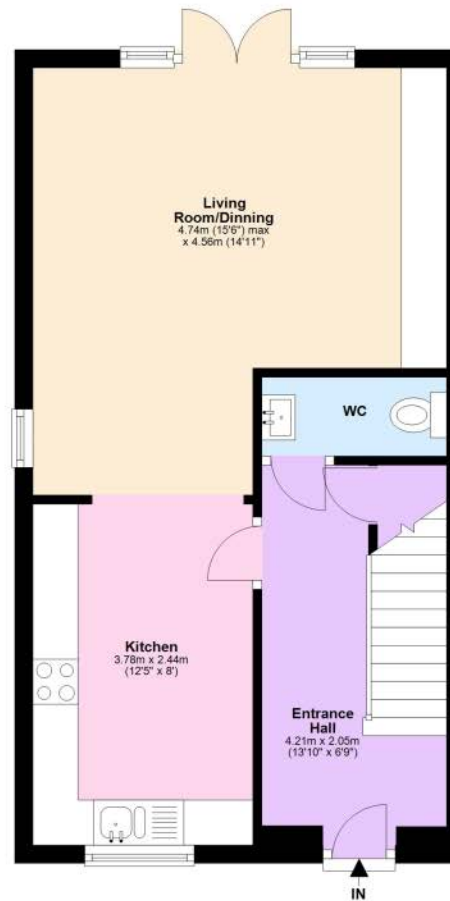
Tenure: Freehold

Council Tax Band: D

EPC Rating: B

Ground Floor

Approx. 39.4 sq. metres (424.1 sq. feet)



First Floor

Approx. 39.5 sq. metres (424.9 sq. feet)



Total area: approx. 78.9 sq. metres (849.0 sq. feet)

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

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