



Castles

VICARAGE LANE
Kings Langley, Hertfordshire, WD4 9HS

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Asking
Price of
£675,000
(Freehold)

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Nestled in the heart of Kings Langley, this fantastic family home situated on Vicarage Lane offers the perfect blend of historic charm and modern living.

 3  1  1  On Street Parking

This beautifully refurbished Victorian home is ideally located just a short stroll from the village High Street, local schools, and the train station, making it a convenient choice for families and commuters alike. Its prime location offers easy access to Kings Langley Common and major commuter routes, including the M25, ensuring seamless connectivity to London and beyond. Upon entering, you are greeted by a traditional living room that exudes character, featuring a bay window, original wooden flooring, and a charming feature fireplace. The journey through the home continues into a spectacular open-plan kitchen and living area that overlooks the beautifully landscaped garden. The kitchen, designed in a classic shaker style, is equipped with a spacious island with under-counter seating, integrated appliances, and solid stone countertops. The adjoining living area is a bright, inviting space enhanced by a large ceiling lantern, an exposed brick wall, and elegant crittall-style doors. The first floor has been thoughtfully extended to accommodate two generously sized double bedrooms and a luxurious family bathroom, complete with a large walk-in shower with a black surround and a freestanding bath. Ascend to the second floor to find a spacious third bedroom featuring a dormer window, an exposed brick arch, and ample storage within the eaves. There is also existing planning permission to add a rear dormer and en-suite, providing potential for further customization. Side access leads to a quaint front garden, which offers the potential to be converted into a driveway, subject to the necessary permissions. With its blend of timeless character and modern amenities Vicarage Lane is a property that must be seen to be fully appreciated. Viewing is highly recommended to experience the quality and charm of this unique home.

Specifications

CLOSE TO AMENITIES &
MAINLINE STATION
EXTENDED
SPACIOUS KITCHEN WITH
CENTRAL ISLAND
DOUBLE BEDROOMS
PLANNING APPROVAL
FOR DORMER WINDOW
& EN-SUITE
DOWNSTAIRS WC
FAMILY BATHROOM
GENEROUS REAR
GARDEN



The garden is designed for both relaxation and entertaining. It features a patio area that flows seamlessly onto a lush lawn.



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: D



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