



Burton Close, Wheathampstead, AL4 8LU

Guide Price £1,325,000

Freehold

Frost's

Set within a peaceful cul de sac in the highly sought after Gustard Wood, this attractive double-fronted detached family home occupies a generous sized plot and is being sold chain free.

Currently the property comprises of an inviting entrance hallway that leads to an impressive living /dining room. A further reception room would make a perfect home office / study and other features include a fitted kitchen, utility room and cloakroom. On the first floor the principal bedroom benefits from a refitted en-suite shower room, there are three further good size bedrooms and a family bathroom. Externally the front garden provides ample driveway parking and access to a double garage whilst the private rear garden offers further scope to extend the property further and incorporates an array of well stocked beds along with a well-tended lawn.

Gustard Wood is conveniently situated within a short drive from Wheathampstead High Street and the mainline railway stations of both Harpenden and St Albans, whilst being within walking distance of open countryside and Mid Herts Golf course.

Energy Rating C
Council Tax Band G
Freehold





Features

- Four Bedrooms
- Two Reception Rooms
- Kitchen/Breakfast Room
- Utility Room
- First Floor Bathroom
- En-Suite Shower Room
- Front & Rear Gardens
- Double Garage



Bright and spacious throughout.





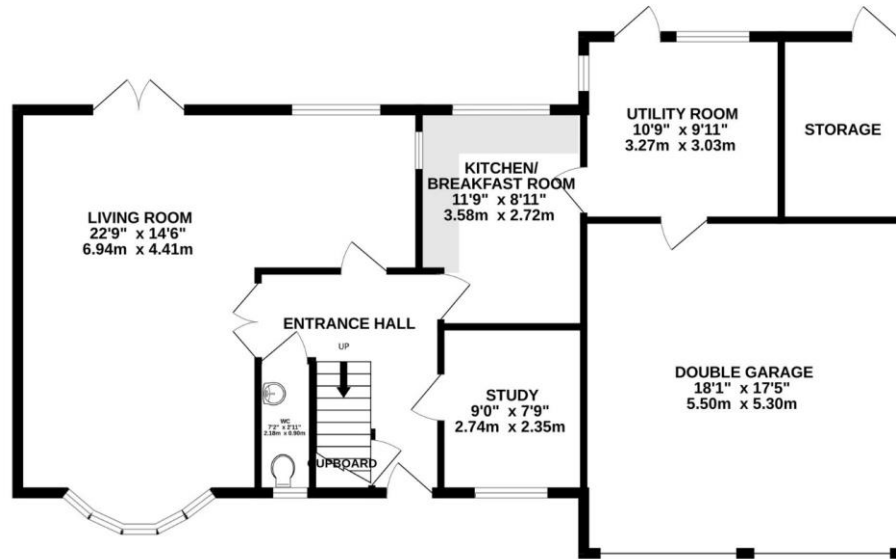
*Wonderful front & rear gardens
with a double garage.*



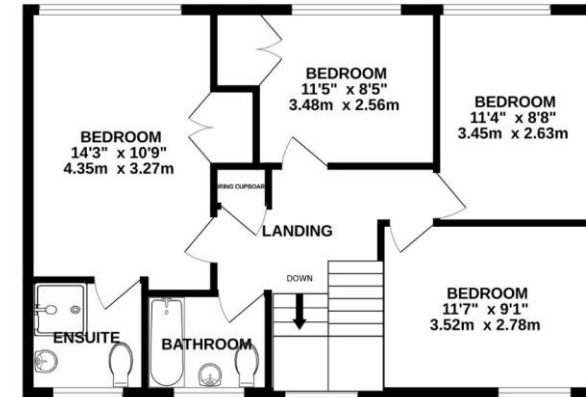




GROUND FLOOR
1133 sq.ft. (105.3 sq.m.) approx.



1ST FLOOR
636 sq.ft. (59.1 sq.m.) approx.



TOTAL FLOOR AREA : 1769 sq.ft. (164.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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