



Castles

AUSTINS MEAD
Bovingdon, Hemel Hempstead HP3 0JX

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£635,000
(Freehold)

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This spacious and well-presented four-bedroom Semi Detached home offers the perfect blend of comfort, practicality and family-friendly living.



With generous room sizes, two bathrooms, multiple living areas, and a garage, this home is ideal for growing families looking for space and convenience.

The welcoming entrance and hallway set the tone. There's a handy downstairs WC and plenty of space to hang coats. The main living room stretches across the rear of the house, flooded with natural light, and offers a lovely space for relaxing or entertaining. Double doors lead into a separate dining room which also opens directly onto the garden.

The heart of the home is the kitchen/breakfast room, offering ample cupboard space and room for casual dining. Just off the kitchen is a separate utility room, with direct access to both the garden and the integrated garage.

Upstairs, the spacious main bedroom features built-in storage and a modern en-suite shower room. There are two further double bedrooms, a good-sized single and a stylish family bathroom. A central landing and built-in storage cupboard complete the layout.

Specifications

- NO UPPER CHAIN!
- DETACHED FAMILY HOME
- 4 BEDROOMS
- SPACIOUS LIVING AREAS
- KITCHEN/BREAKFAST ROOM
- SEPARATE UTILITY
- DOWNSTAIRS WC
- EN-SUITE TO MASTER
- OFF ROAD PARKING
- INTEGRATED GARAGE
- Approx. 1,687.8 sq ft



The private rear garden is perfect for children to play or for al fresco dining in the warmer months.



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

Nestled on the fringes of the charming Chiltern Hills, Bovingdon offers a vibrant Village Centre with a range of shopping facilities and amenities. The village is home to the esteemed Village Academy School, renowned for its excellence in education. Adding to its allure is the picturesque Village Green, adorned with a serene pond and a lively cricket club.

Bovingdon is an ideal location for commuters, thanks to its proximity to the M25/A41, providing easy access to major roadways. Additionally, the mainline train station from Hemel Hempstead offers swift journeys into London Euston in under 30 minutes. For those preferring the Metropolitan line, convenient access can be found with a short drive from either Rickmansworth or Chalfont St Giles.

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

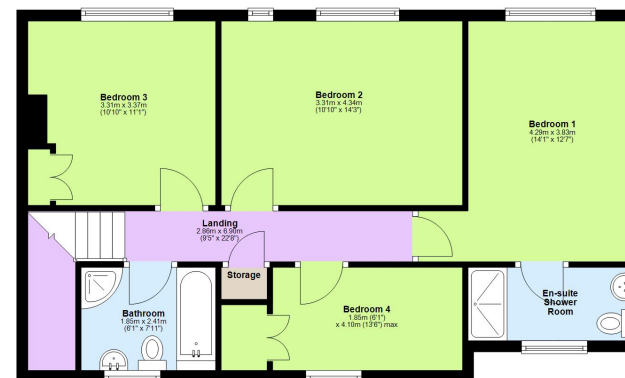
Council Tax Band: E

EPC Rating: C

Ground Floor
Approx. 90.9 sq. metres (978.6 sq. feet)



First Floor
Approx. 65.9 sq. metres (709.3 sq. feet)



Total area: approx. 156.8 sq. metres (1687.8 sq. feet)

Berkhamsted

01442 865252

Eaton Bray

01525 220605

Borehamwood

020 8953 2112

Hertford

01992 501511

Boxmoor

01442 233345

Kings Langley

01923 936900

Bushey

020 8950 2551

Radlett

01923 537111



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