



REGENT
ESTATES

FANTAIL LANE, TRING

£650,000 Freehold

ACCOMMODATION

VIEWINGS FROM SATURDAY 2ND OF MAY! A three bedroom house with four reception rooms, located in a quiet cul-de-sac in the heart of Tring.

This semi-detached home has been extended to provide excellent family accommodation, with further scope to extend (stp). Large gardens, a generous driveway and garage are features and Fantail Lane, itself is one of the most sought after addresses in Tring.

ENTRANCE HALL WITH W/C * LOUNGE WITH LOG BURNER * DINING ROOM * FAMILY ROOM * KITCHEN/BREAKFAST ROOM * THREE BEDROOMS (MASTER BEDROOM WITH SHOWER) AND A FAMILY BATHROOM.
OUTSIDE - DRIVING PARKING, GARAGE AND LARGE FAMILY GARDEN.

The historic market town of Tring provides a wide variety of individual shops and restaurants and is surrounded by beautiful and rolling countryside.

Local schooling includes the renowned Tring Park School, Tring School as well as nearby grammar schools. Major road and rail links are conveniently located with Tring mainline railway station providing fast and easy access to London Euston and Birmingham.

LOCATION

OUTSIDE

IMPORTANT NOTICE

1. These sales particulars have been prepared from information supplied by the vendors and information collated by Regent Estates.
2. Confirmation has been sought from the vendors to confirm these particulars accuracy.
3. All measurements given have a tolerance of 3" in accordance with RICS Code of Measuring Practice.
4. None of these appliances, plumbing or electrics mentioned within these particulars have been tested by ourselves, prospective purchasers are urged to check their condition before entering in to purchase.

VIEWING

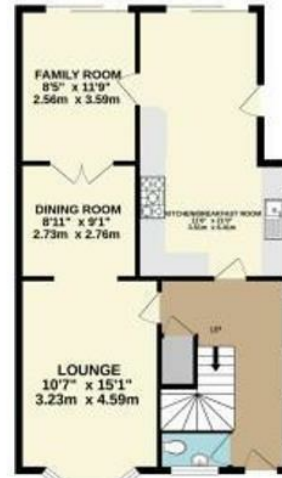
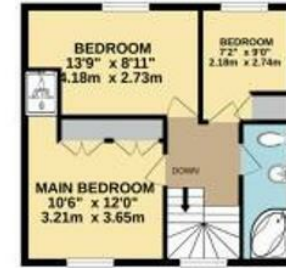
Strictly by appointment through Regent Estates.

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TOTAL FLOOR AREA: 1370 sq ft (127.2 sq m) approx.
 Whilst every attempt has been made to ensure the accuracy of the figures contained here, measurements of plots, roads, rivers 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 words 'sq ft' and 'sq m' are used to indicate the area of the plot and are not to be taken as a guarantee.

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