CHAPEL STREET
REGENT
ESTATES

CHAPEL STREET, BERKHAMSTED

£500,000 guide price Freehold

ACCOMMODATION

Situated in the heart of Berkhamsted's conservation area, in a prime residential location in Chapel Street is a lovely, period semi detached cottage with gardens backing onto the babbling brook of the River Bulbourne.

The layout offers: L-shaped sitting/dining room, inner hallway, fitted, 'Shaker' style kitchen, utility room and a store room. On the first floor, there are two double bedrooms, an en-suite shower room and a family bathroom. The cottage retains many of its original period features. Potential exists to enlarge the accommodation (STP).

Berkhamsted itself is a busy market town, located to the West of Hertfordshire and just 30 minutes from London by train. Perhaps the town`s most prominent role in National affairs came in 1066 when William the Conqueror was handed the English Crown. Berkhamsted Castle was built following the granting of the crown, and famous names associated with it include Geoffrey Chaucer who was Clerk of Works, and Thomas Becket who was Constable of the Castle in the 12th Century. Substantial ruins of the Castle still remain today.

Today, the town is highly desirable for commuters, with excellent transport links by road and rail. The mainline train station provides a regular and direct link to London Euston in a little over 30 minutes.

There are numerous leisure facilities in the surrounding countryside and the National Trust's 5,000 acre Ashridge Estate is also close by.

LOCATION

Berkhamsted is a vibrant, busy commuter town providing extensive shopping, restaurants, bistros and pubs within its historical High Street. The town centre train station is less than one mile (London Euston 35 minutes). Central London 27 miles. M1 (Jnct 8) 7 Miles. M25 (Jnct20) 7 miles. Luton and Heathrow airport 13 miles and 20 miles respectively. All Distances and times are approximate.

OUTSIDE

Charming and well stocked cottage garden with a raised terrace. To the front, there is a walled and gated garden with pathway to the front door.

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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