REGENT
ESTATES

# HILL VIEW, BERKHAMSTED

## £750,000 Freehold

## ACCOMMODATION

A beautifully presented three bedroom detached bungalow with a double garage situated at the end of this private and sought after cul-de-sac location.

Accommodation comprises; entrance hallway, superb fitted kitchen/breakfast room, sitting room with attractive gas fireplace and bi-fold patio doors, Master bedroom with en-suite shower room, two further bedrooms and a luxury family bathroom with spa bath.

To the rear the well landscaped South facing garden has a large rear terrace ideal for entertaining with assorted flower and shrubs. Steps lead down to lawn areas an a large raised ornamental pond with fountain. The property has a large double garage and driveway parking for several vehicles.

NB. The third bedroom has been opened up to be part of the open plan sitting room/dining room. The owner is prepared to re-instate the removed wall if required.

## 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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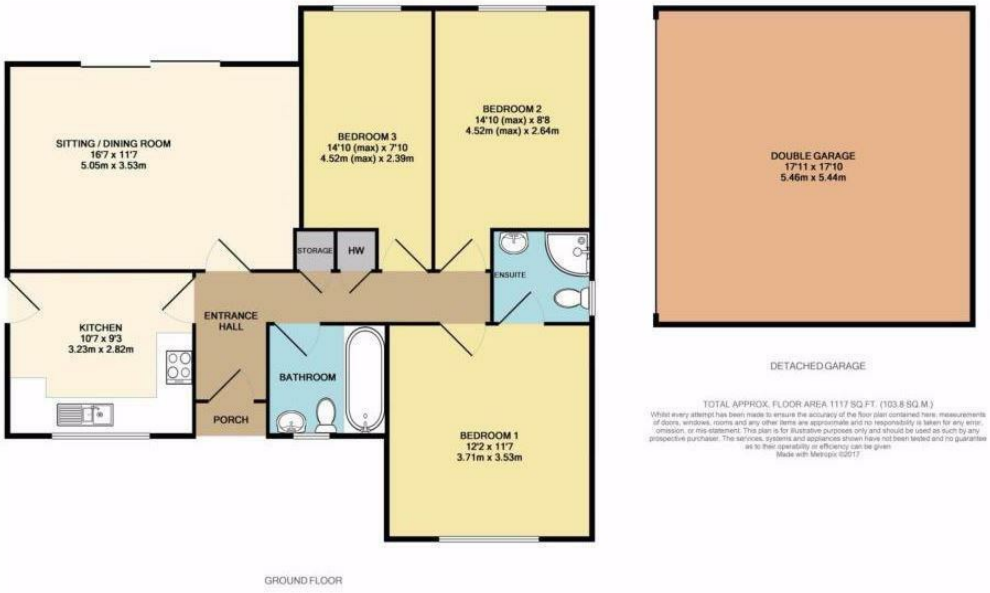


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