



SIGNATURE ESTATES

Love Lane

Abbots Langley, WD5 0QA

£725,000

In a popular semi-rural cul-de-sac position stands this four-bedroom semi-detached house in Abbots Langley. A large multiple car driveway allows for ample parking and access to this property's garage and separate entrance porch leading to a guest wc, utility room and the family living room featuring a beautiful Inglenook fireplace. A separate dining room is located in the next room, both kitted out with carpets and entertainment systems. Double doors in both these rooms bring floods of daylight in and allow access to the garden. Walk further through the ground floor into the kitchen. This modern area benefits from integrated appliances and gas oven with extractor, leaving a luxurious feeling when preparing home cooked meals to be served on family sized table in the dining room. Radiators throughout have been installed, producing great heat output without sacrificing too much wall space. Step out the rear on to the patio area where you will find side access and grass lawn leading to three sheds standing at the bottom of the garden. Carpets flow upstairs on to the landing leading to four double bedrooms, the main bedroom benefitting from an en-suite shower room, loft space and the family bathroom, fully tiled with shower, bathtub, window, mirror, and radiator. The bedrooms all offer large double-glazed windows and two bedrooms benefit from bay windows you can stand in or use as space for a dressing table. Television, telephone and internet points are available throughout. Take a short walk to the village centre to enjoy a comprehensive range of shopping facilities, schools and transport links, only a stones throw away. Contact us now on 01923 262 666 to arrange a viewing or for more information.

Viewing

Please contact our Abbots Langley Office on 01923262666 if you wish to arrange a viewing appointment for this property or require further information.

- Four Bedrooms
- Semi Detached Family Home
- Epitome Of Elegance
- Huge Flexibility For The Growing Family
- Main Bedroom With En-suite
- Inglenook Fireplace With Railway Sleeper
- Enclosed Private Rear Garden
- No Upper Chain



Floor Plan



Area Map



Energy Efficiency Graph

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating					
		Current	Potential	Current	Potential		
Very energy efficient - lower running costs (92 plus) A				Very environmentally friendly - lower CO ₂ emissions (92 plus) A			
(81-91) B				(81-91) B			
(68-80) C				(68-80) C			
(55-68) D				(55-68) D			
(38-54) E				(38-54) E			
(21-38) F				(21-38) F			
(1-20) G				(1-20) G			
<i>Not energy efficient - higher running costs</i>							
England & Wales							
EU Directive 2002/91/EC							
England & Wales							
EU Directive 2002/91/EC							



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