



# Simmons Estates

EST: 1996



**Glenhaven Avenue, Borehamwood,**

**£2,500 PCM**

- Close To The Town Centre
- Two Reception Rooms
- High Ceilings
- Garden Space With Rear Exit
- Kitchen Diner
- 2 Minute Walk to Train Station
- Dining Room
- Available Immediately
- Three Double Bedrooms
- Modern And Sleek

Welcome to Glenhaven Avenue, Borehamwood - a charming terraced house that is sure to capture your heart! This delightful property boasts a reception room, perfect for entertaining guests or simply relaxing with your loved ones and a dining room. With 3 cosy bedrooms, there's plenty of space for the whole family to unwind and rest peacefully.

The property comes furnished. It is secured with an alarm system and CCTV. The smart heating system will keep you warm for less.

The house features 2 bathrooms, ensuring convenience and comfort for all residents. Located in the heart of Borehamwood, this property offers the perfect blend of suburban tranquillity and urban convenience.

Don't miss out on the opportunity to call this terraced house your home sweet home. Book a viewing today and start envisioning the wonderful memories you'll create in this lovely property on Glenhaven Avenue.

#### **Entrance Hall**

Hardwood partly glazed security entrance door, CH radiator, stairs to first floor landing, Oakwood panel Flooring Throughout. Under stairs storage cupboard,

#### **Lounge**

12'10 x 11'9 (3.91m x 3.58m)



Fully fitted with wooden oak panels, CH radiator, UPVC double glazed bay window to the front, sockets, Internet point.

#### **Dining Room**

11'9 x 11'7 (3.58m x 3.53m)



Fully fitted with wooden oak panels, CH radiator, sockets, UPVC double glazed window and door to garden to the rear

#### **Kitchen**

11'6 x 9'5 (3.51m x 2.87m)



CH radiator, UPVC double glazed window, ample stone surfaces, fridge/freezer, Oven, dishwasher, walkway leads to Dining room to the rear

#### **First Floor Landing**

Carpeted flooring, access to loft, doors leading to the 3 bedrooms

### Main Bedroom



UPVC double glazed windows to the front, CH radiator, carpeted throughout, leads into the en-suit

### Bedroom 3



Carpeted flooring, CH radiator, sockets, UPVC double glazed window to the rear.

### Ensuite



Wash sink basin with mix tap, tiled throughout. toilet, shower.

### Bedroom 2



Carpeted flooring, sockets, CH radiator, UPVC double glazed window to the back

### Family Bathroom



Tiled flooring, wash hand basin with mixer tap in sleek vanity unit, toilet, Bathtub and walk-in shower, electric mirror, UPVC double glazed window to the rear. Additionally a washing machine and dryer are provided.

### Rear Garden

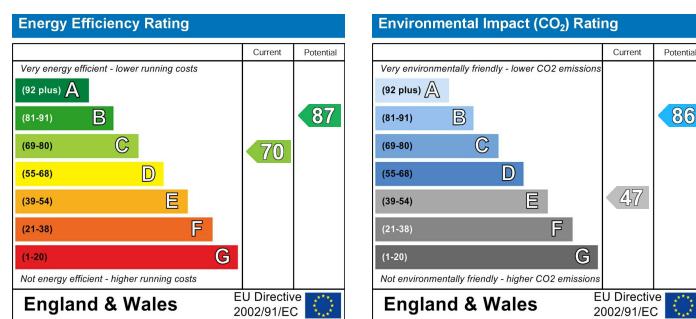


Paved rear garden.

### Front Garden

Walled front garden with gate, paved area.





7 Shenley Road, Borehamwood, Hertfordshire, WD6 1AA

Tel: 020 8905 2255 Email: [info@simmonsestates.co.uk](mailto:info@simmonsestates.co.uk)

[www.simmonsestates.co.uk](http://www.simmonsestates.co.uk)