



**16 Mulberry Gardens, Shenley  
Hertfordshire WD7 9LB  
Guide Price £859,950**

Offered for sale CHAIN FREE is this stunning south-west facing detached house located at the very top end of Porters Park. In a private shared driveway on a popular close with access to Shenley Park, the property is optimally situated for all local amenities.

Accommodation comprises four bedrooms, two receptions plus the addition of a spacious conservatory, kitchen/breakfast room, downstairs WC and two bathrooms (including one ensuite shower room).

The property also benefits from a driveway for two cars, an integral garage (with potential to convert stpp), potential for extension (stpp) and a lovely sunny aspect rear garden.

Immediate viewing is strongly recommended to fully appreciate all that this lovely house has to offer.



## Entrance Hall

## Downstairs Cloakroom

## Kitchen Breakfast Room

14'6 x 8'5 (4.42m x 2.57m)

## Living Room

17'6 x 11'7 max (5.33m x 3.53m max)

## Dining Room

8'10 x 8'5 (2.69m x 2.57m)

## Conservatory

20'10 x 9'7 (6.35m x 2.92m)

## Landing

## Master Bedroom

12'1 x 11'9 max (3.68m x 3.58m max)

## En-Suite Shower Room

## Bedroom Two

12'7 x 9'7 max (3.84m x 2.92m max)

## Bedroom Three

12'2 x 9' (3.71m x 2.74m)

## Bedroom Four

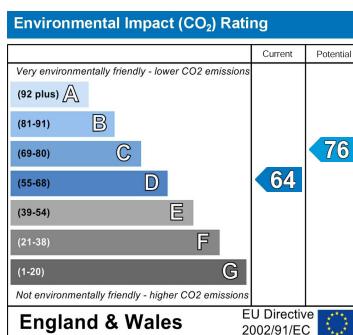
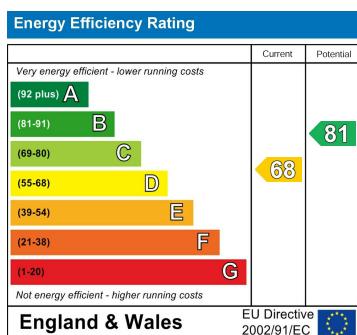
9' x 6'7 (2.74m x 2.01m)

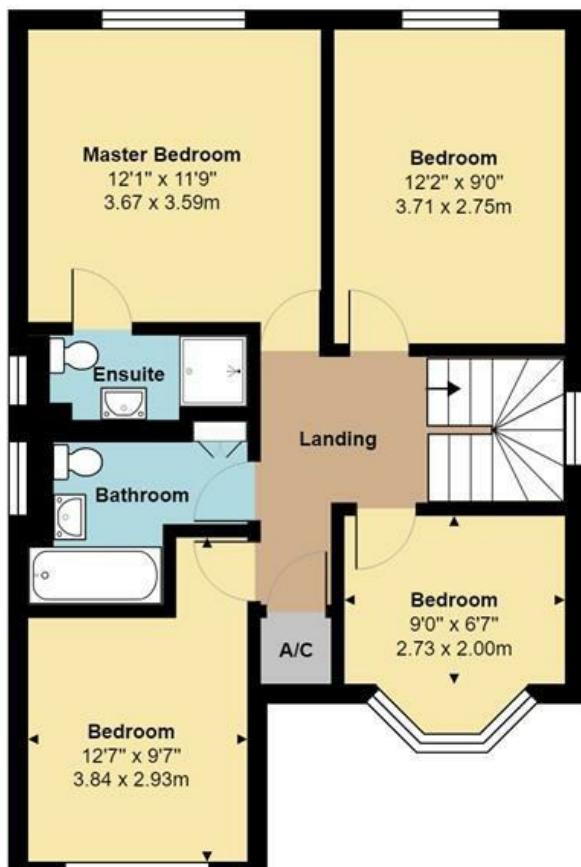
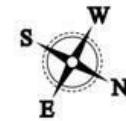
## Family Bathroom

## Rear Garden

## Single Garage & Parking

Driveway for 2 cars in front of single garage,





Total Area: 1490 ft<sup>2</sup> ... 138.4 m<sup>2</sup>

All measurements are approximate and for display purposes only