



3 Bedrooms



2 Bathrooms



2 Receptions



South-East



Off-Street Parking



EPC Band D

Freehold

Council Tax Band:
C £2,071.45 (2025/2026)

Local Authority:
Dacorum



Immaculate three bed semi-detached home, close to Berkhamsted town centre, local schools & mainline station.

Description

This beautifully presented three-bedroom family home is located on the edge of the sought-after town of Berkhamsted, in a quiet cul de sac. The current owners have extended and transformed the property with stylish finishes, flexibly designed for family living. The house boasts a welcoming hallway with a cloakroom, a superb open-plan kitchen/dining/living space with bifold doors to the garden, and built-in appliances including a wine cooler. A separate utility room and a spacious study enhance the downstairs area, mostly with underfloor heating. Upstairs, a large landing leads to three bedrooms and a family bathroom, with the principal bedroom featuring an en-suite shower room. The south-easterly facing rear garden is beautifully landscaped with a large patio, decked area, a lawn, and a storage shed. The front offers a brick paved driveway with an EV charger and parking for multiple vehicles, as well as front to back side access.

Location

Berkhamsted is a busy market town, located to the West of Hertfordshire and just 30 minutes from London by train with the mainline train station providing a regular service into London Euston.

Buyers Information: - In compliance with the UK's Anti Money Laundering (AML) regulations, we are required to confirm the identity of all prospective buyers at the point of an offer being accepted and use a third party, Identity Verification System to do so. There is a nominal charge of £48 (per person) including VAT for this service. For more information, please refer to the terms and conditions section of our website.









Ground Floor
609 sq.ft.(56.6 sq.m)approx.

First Floor
509 sq.ft.(47.3 sq.m)approx.

TOTAL FLOOR AREA: 1118 sq.ft.(103.9 sq.m)approx.
This floorplan is for illustration purposes only. The measurements and position of each element are approximate and must be viewed as such.

Important Information These particulars do not constitute an offer or contract in whole or part. The statements contained herein are made without responsibility on the part of Ashtons or the vendors and they cannot be relied upon as representatives of fact. In respect of floor plans, these are for illustrative purposes only. The measurement and position of each element is approximate and must be viewed as such. Intending purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. The vendors do not make or give, and neither Ashtons nor any person in their employment has any authority to make or give, any representation or warranty whatsoever in relation to this property. We offer a wide range of services through third party providers including solicitors, surveyors, removal firms, mortgage providers and EPC suppliers. We receive additional payments for administering suppliers quoting software and making referrals. You are not under any obligations to use these services and it is your discretion whether you choose to deal with these parties or your own preferred supplier. You should be aware the average payment we received in 2024 equated to £29.76 per referral.