

GUIDE PRICE

**£580,000**

**Links Way**

Croxley Green, Rickmansworth, WD3 3RN

## PROPERTY SUMMARY

A well presented three bed semi detached chalet bungalow in the heart of Croxley with great living space to include through lounge, three bedrooms (bed 3 currently used as a dining room), fitted kitchen, plus utility room and family bathroom. Upstairs bedroom 1 and a en-suite bathroom. The property has a mature rear garden and off street parking for two cars. The property is located in a semi rural setting close to Whippendell Woods. Croxley Met Line station, local schools and shops nearby, and a direct link to central London and Junction 18 M25 is a 10 minute drive away.

3



1



1





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Approximate Area = 1123 sq ft / 104.3 sq m

For identification only - Not to scale

## LOCAL AUTHORITY

Three Rivers District Council

## TENURE

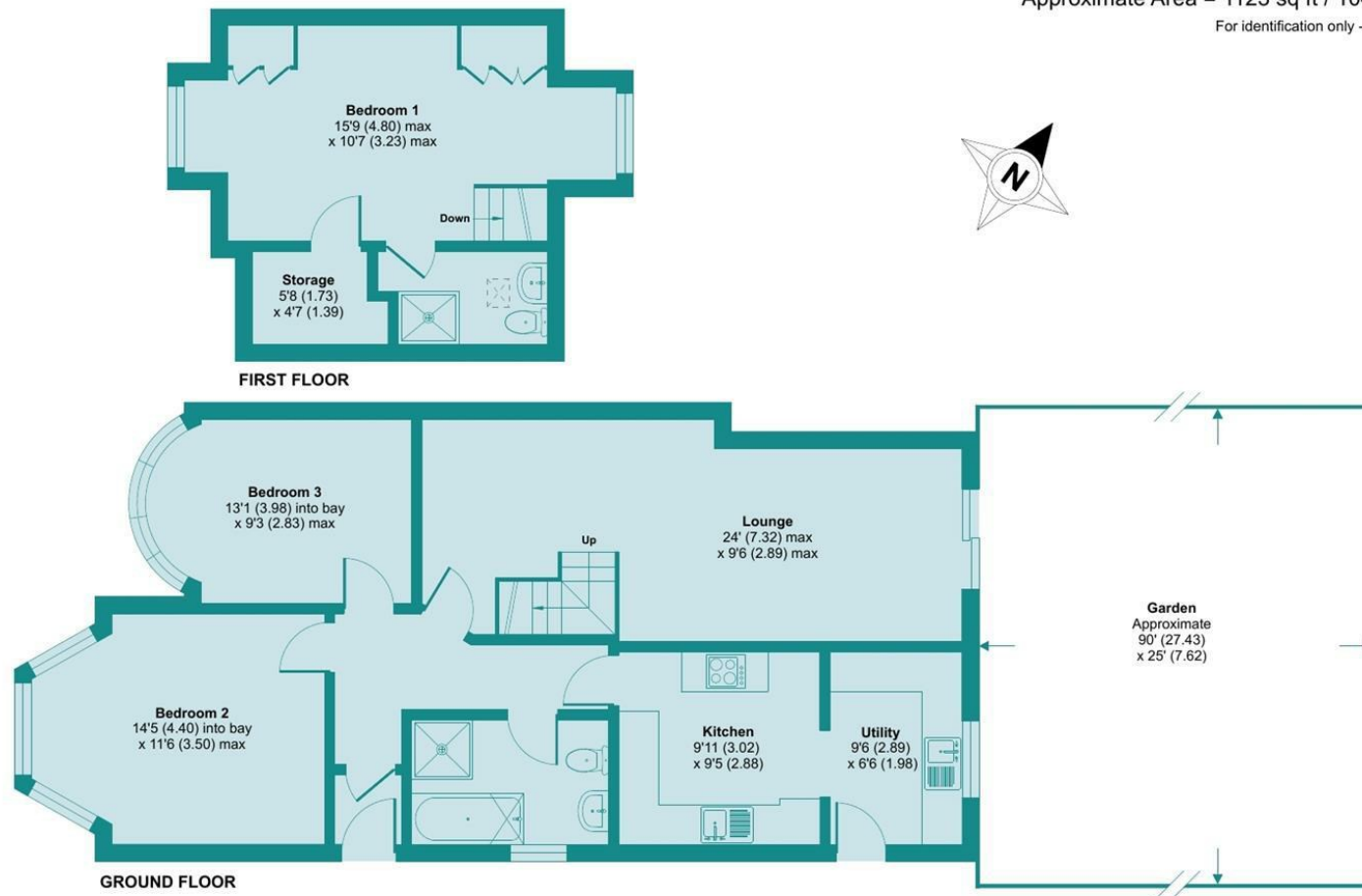
Freehold

## COUNCIL TAX BAND

E

## VIEWINGS

By prior appointment only



| Energy Efficiency Rating                    |         |                         |
|---------------------------------------------|---------|-------------------------|
|                                             | Current | Potential               |
| Very energy efficient - lower running costs |         |                         |
| (92 plus) A                                 |         |                         |
| (81-91) B                                   |         |                         |
| (69-80) C                                   |         | 78                      |
| (55-68) D                                   | 66      |                         |
| (39-54) E                                   |         |                         |
| (21-38) F                                   |         |                         |
| (1-20) G                                    |         |                         |
| Not energy efficient - higher running costs |         |                         |
| England & Wales                             |         | EU Directive 2002/91/EC |

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for James Estate Agents. REF: 1321548



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