

Bournehall Lane

Bushey, WD23 3NQ



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£750,000

- Detached Bungalow
- Reception hall
- Dining room/Bedroom three
- Sitting room
- Kitchen/breakfast room
- Conservatory
- Master bedroom with en suite bathroom
- Bedroom two
- Shower room
- Garden and ample off street parking





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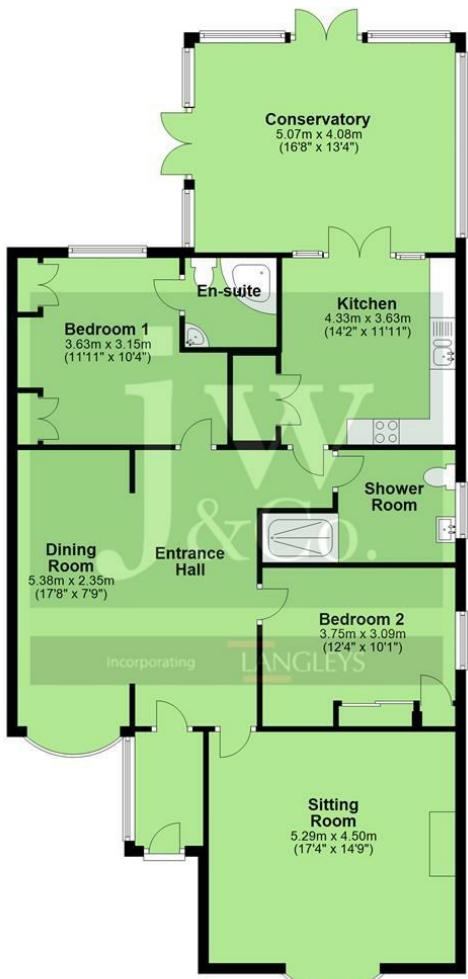
SUBSTANTIAL TWO/THREE BEDROOM DETACHED BUNGALOW situated in this popular location within proximity to the High Street in Bushey with its shops, bus services, churches and synagogue.

The accommodation comprises of entrance porch, large reception hall, opening to dining room/bedroom three, sitting room with bay window to front, kitchen/breakfast room with double doors leading to a conservatory, master bedroom with fitted wardrobes and En suite bathroom bedroom two and separate shower room. Outside the property has ample off-street parking for approximately four cars and secluded rear garden of approximately 45'.

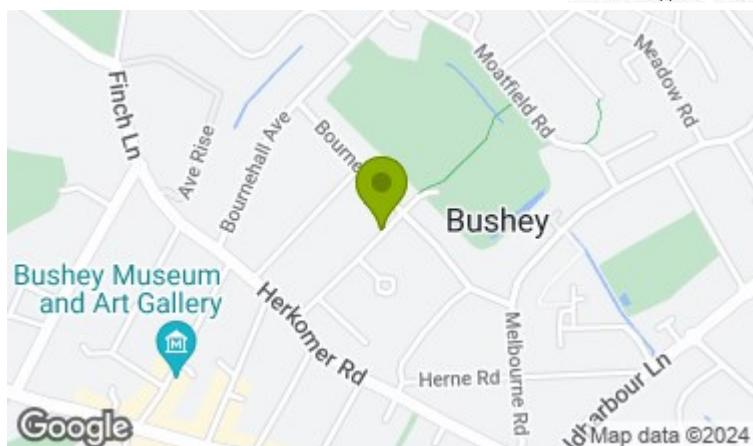
OFFERED WITH THE BENEFIT OF NO UPPER CHAIN

Tenure- Freehold
Council Tax band- F





Total area: approx. 124.6 sq. metres (1341.4 sq. feet)



The chart displays the distribution of properties across different energy efficiency ratings. The x-axis represents the percentage of properties, and the y-axis represents the energy efficiency rating scale from 92+ (A) to 1 (G). The distribution is as follows:

- A (92+ to 81-91):** 18% of properties
- B (81-91 to 69-80):** 20% of properties
- C (69-80 to 55-68):** 25% of properties
- D (55-68 to 39-54):** 18% of properties
- E (39-54 to 21-38):** 10% of properties
- F (21-38 to 1-20):** 7% of properties
- G (1-20):** 2% of properties

Not energy efficient - higher running costs (1-20) is shown in red at the bottom.

EU Directive 2002/91/EC is mentioned at the bottom right.

Rating Range	Rating Letter	Current	Potential
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		

Not environmentally friendly - higher CO2 emissions

EU Directive 2002/91/EC

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