



Wheatfield Avenue

Harpenden, AL5 2NU

Fantastic family home of circa 2,700 sq ft with a beautiful 90ft garden (southerly aspect). Potential to extend (STPP). Total plot circa 0.3 acre. Wheatfield Avenue is a peaceful spot in the popular West Common area.

Guide price £1,750,000

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- Circa 2,700 sq ft
- Extremely well maintained
- Peaceful location
- Garden 90 ft southerly aspect
- Super family home
- West Common area
- Total plot circa 0.3 acre
- Double Garage

Entrance Hall

Living Room

23'6" (max) x 13'10" (7.18 (max) x 4.22)

Dining Room

13'9" x 11'10" (4.21 x 3.62)

Family Room

12'2" x 11'10" (3.73 x 3.62)

Conservatory

11'8" (max) (3.58 (max))

Family Room

12'2" x 11'10" (3.73 x 3.62)

Kitchen

15'4" x 9'8" (4.69 x 2.97)

Study

10'5" x 8'11" (3.20 x 2.73)

Cloakroom

Bedroom One

18'10" x 10'5" (5.75 x 3.20)

Dressing Room

En-suite Bathroom

Bedroom Two

12'2" x 11'10" (3.73 x 3.62)

Walk-In Wardrobe

17'6" (max) x 8'9" (5.34 (max) x 2.67)

Storage

Bedroom Three

12'11" x 12'4" (3.95 x 3.76)

Bedroom Four

10'3" x 8'11" (3.13 x 2.74)

Family Bathroom

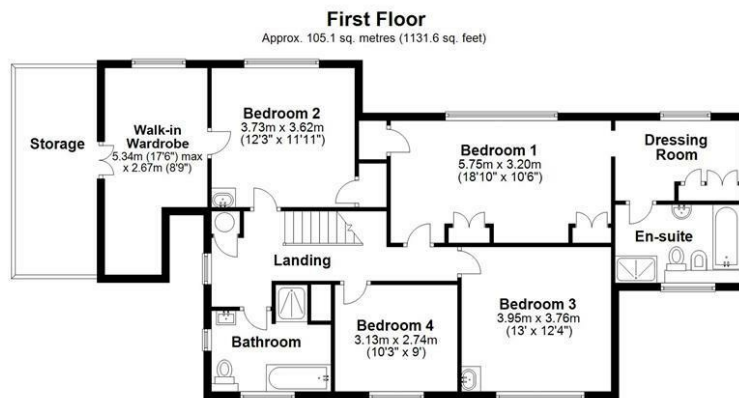
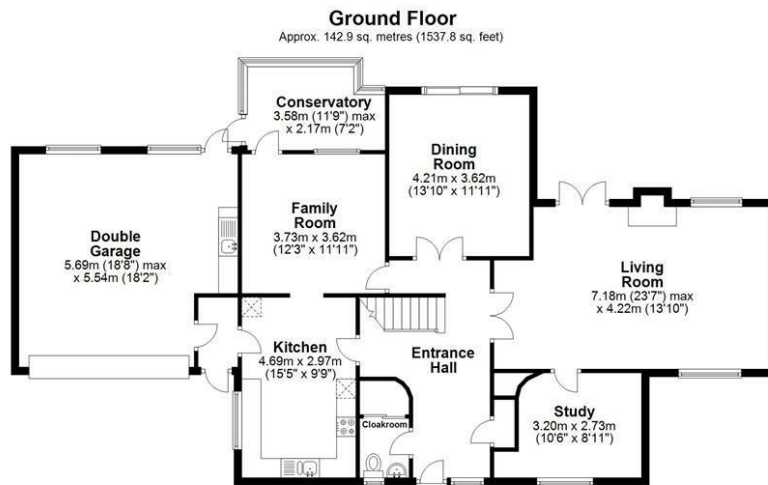
Integral Double Garage

18'8" (max) x 18'2" (5.69 (max) x 5.54)





Floor Plan



Total area: approx. 248.0 sq. metres (2669.3 sq. feet)
Sketch layout only. Not to scale. Plan produced for Whittaker & Co.

Plan produced using PlanUp.

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