



## Bower Heath Lane, Bower Heath

Harpenden, AL5 5EE

This attractive semi-detached property (attached at the rear) on a plot of 0.22 acre, is located in an idyllic semi-rural area, surrounded by open countryside and woodlands. This fabulous opportunity offers a tremendous amount of potential for improvement and extension STPP. Bower Heath is a short drive to all the amenities of Harpenden with station and excellent schools.

**Offers in excess of £500,000**

# Bower Heath Lane, Bower Heath

## Harpenden, AL5 5EE



- Characterful semi-detached property
- Set in 0.22 of an acre
- Easy access to Harpenden station and excellent schools being a short drive to Harpenden and all it's amenities
- Adjacent to open countryside
- Plenty of parking to the side of the house
- Council Tax Band E
- Huge potential for improvement & extension STPP
- Period features throughout
- CHAIN FREE

### Living Room

11'11" x 11'10" (3.64m x 3.63m )

### Garden Store

10'2" x 6'7" (3.12m x 2.01m)

### Dining Room

14'0" x 12'2" (4.28m x 3.71m)

### Store

8'7" x 8'3" (2.63m x 2.53m)

### Kitchen

10'1" x 8'3" (3.08m x 2.53m)

### Utility Room

10'1" x 4'5" (3.08m x 1.37m)

### Bedroom One

12'0" x 11'10" (3.68m x 3.63m)

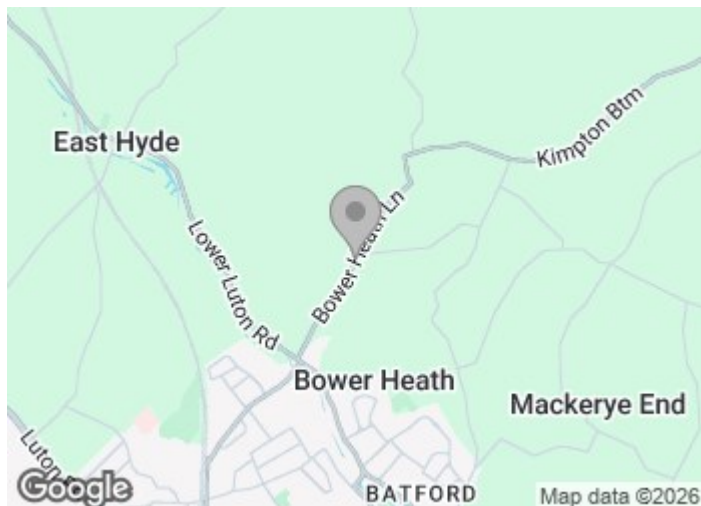
### Bedroom Two

9'1" x 8'7" (2.78m x 2.63m)

### Bedroom Three

10'1" x 8'3" (3.08m x 2.53m)

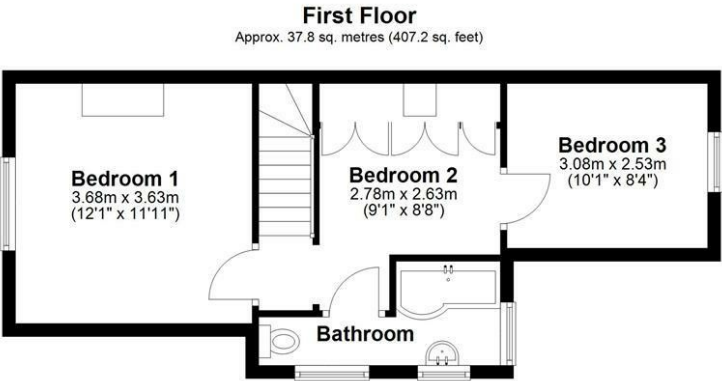
### Bathroom







Floor Plan



Main area: Approx. 81.6 sq. metres (878.3 sq. feet)  
Plus outbuildings, approx. 13.2 sq. metres (141.6 sq. feet)  
Sketch layout only. Not to scale. Plan produced for Whittaker & Co.

Plan produced using PlanUp.

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