



Pipers Avenue

Harpenden, AL5 1HB

Beautifully presented, semi-detached five bedroom home of circa 1,757 sq ft. Arranged over three floors with an impressive open-plan living area, separate living room, utility room, and versatile playroom. Benefiting from a west-facing private rear garden with home office, garden store, and off-street parking. Ideally located close to the amenities of Southdown, and beautiful open countryside. Well placed for excellent schooling and within easy reach of Harpenden town centre and station.

Guide price £1,100,000

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- Semi-detached five bedroom home
- Super open-plan living
- Well placed for excellent schooling
- Circa 1,757 sq ft
- West-facing private rear garden
- Close to the amenities of Southdown
- Arranged over three floors
- Home office & garden store
- Council Tax Band F

Entrance Hall

Living Room

13'8" x 11'2" (4.19 x 3.41)

Shower Room

Play Room

11'2" x 10'1" (3.42 x 3.09)

Kitchen/Dining/Family Room

19'9" x 18'9" (6.04 x 5.73)

Utility Room

6'11" x 5'10" (2.13 x 1.80)

Landing

Bedroom Two

11'2" x 10'2" (3.42 x 3.11)

Bedroom Three

11'6" x 10'2" (3.52 x 3.12)

Bedroom Four

11'0" x 8'9" (3.36 x 2.67)

Study/Bedroom Five

9'11" x 6'10" (3.03 x 2.10)

Bathroom

Landing

Bedroom One

17'8" x 13'5" (5.39 x 4.10)

En-suite with Shower

Home Office

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

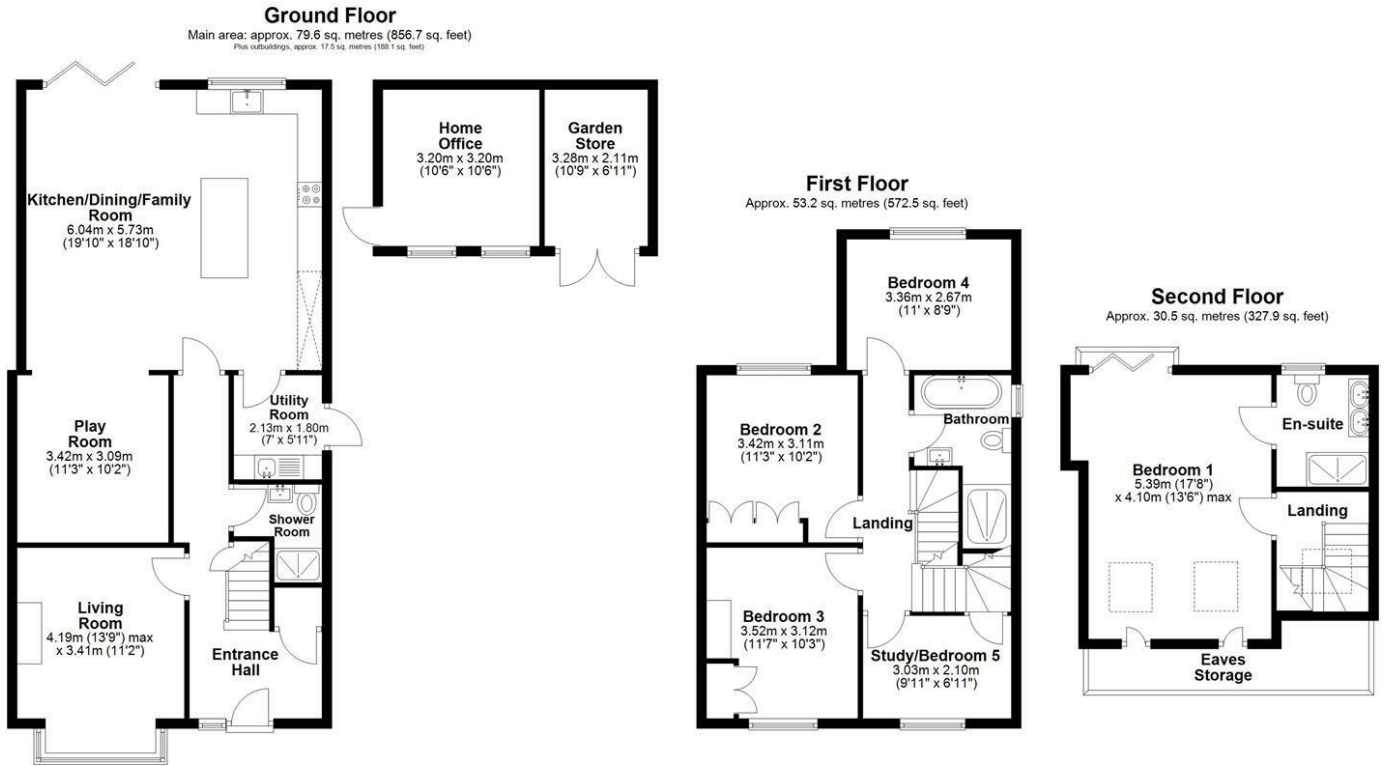
Garden Store

10'9" x 6'11" (3.28 x 2.11)





Floor Plan



Main area: Approx. 163.2 sq. metres (1757.2 sq. feet)
 Plus outbuildings, approx. 17.5 sq. metres (188.1 sq. feet)

Sketch layout only. Not to scale. Plan produced for Whittaker & Co.

Plan produced using PlanUp.

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