



62 Grove Avenue Harpenden, AL5 1HA

A delightful and very well presented four bedroom, semi-detached family home. This fine property offers generously proportioned accommodation throughout, a South facing garden and further benefits from improvements made by our clients including the addition of a superb garden studio. Close to outstanding local schools and the amenities of Southdown.

Guide price £895,000

62 Grove Avenue

Harpenden, AL5 1HA



- Semi-detached family home of circa 1200 sqft
- South facing garden
- Walkable to Southdown amenities & nearby countryside
- Four bedrooms
- Fabulous garden studio
- Close to outstanding schools
- Two bathrooms including one en-suite
- Open plan kitchen/dining room
- Council Tax Band E

Entrance Hall

Living Room

19'10" x 10'11" (6.05 x 3.34)

Kitchen/Dining/Family Room

23'7" x 9'10" (7.19m x 3.00m)

Utility Room

Cloakroom

Bedroom One

11'5" x 9'10" (3.49m x 3.01m)

En-suite

Bedroom Two

9'3" x 8'10" (2.84m x 2.71m)

Bedroom Three

8'1" x 7'11" (2.47 x 2.43)

Bedroom Four

10'11" x 7'3" (3.34 x 2.21)

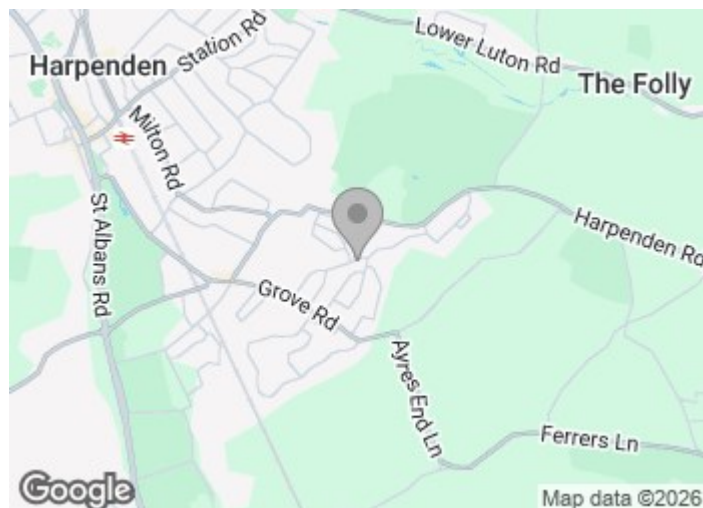
Family Bathroom

Home Office

13'9" x 9'2" (4.20m x 2.80m)

Store

9'2" x 4'10" (2.80m x 1.49m)



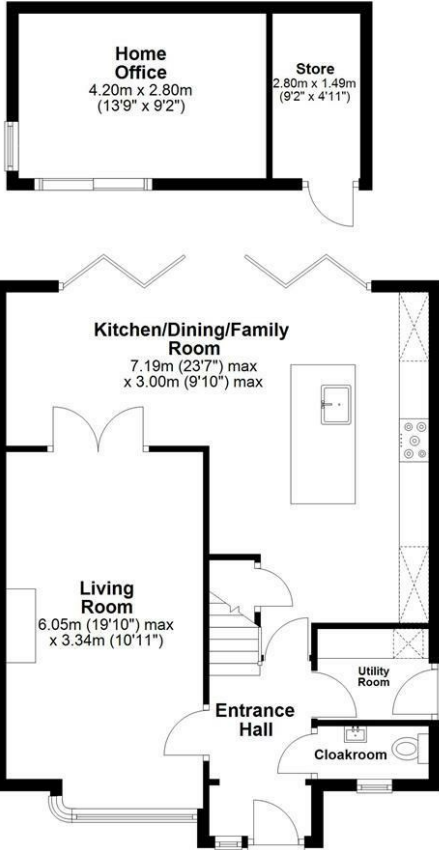
[Directions](#)



Floor Plan

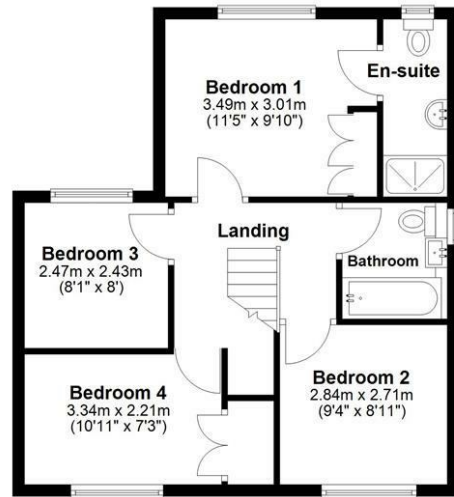
Ground Floor

Main area: approx. 62.2 sq. metres (669.9 sq. feet)
Plus outbuildings, approx. 16.2 sq. metres (174.3 sq. feet)



First Floor

Approx. 48.8 sq. metres (524.9 sq. feet)



Main area: Approx. 111.0 sq. metres (1194.8 sq. feet)

Plus outbuildings, approx. 16.2 sq. metres (174.3 sq. feet)

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

Plan produced using PlanUp.

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