

## Overstone Road Harpenden, AL5 5PN

Well presented family home of circa 1,400 sq ft, arranged over three floors, extended by the current owners. Fabulous garden of 117ft with a professionally built Home Office. Including a garage and off street parking, the property is located in a highly desirable central location being within walking distance of the station, centre and excellent schools

**Guide price £1,250,000**

# Overstone Road

Harpenden, AL5 5PN



- Lovely property circa 1,400 sq ft
- Professionally built Home Office
- Walking distance of the station and town centre
- Council Tax Band E
- Arranged over three floors
- Fabulous 117ft garden
- Close to excellent schools
- Beautifully extended by our clients
- Garage and off street parking
- Sought after central location

## Entrance Hall

## Lounge

13'4" x 12'1" (4.08m x 3.69m)

## Kitchen / Dining / Family Room

25'4" x 12'5" (7.74m x 3.80m)

## Utility Room

14'2" x 4'9" (4.32m x 1.45m)

## Cloakroom

## Bedroom One

17'7" x 9'11" (5.38m x 3.03m)

## En-Suite Shower

## Store Room

## Bedroom Two

12'9" x 12'0" (3.91m x 3.66m)

## Bedroom Three

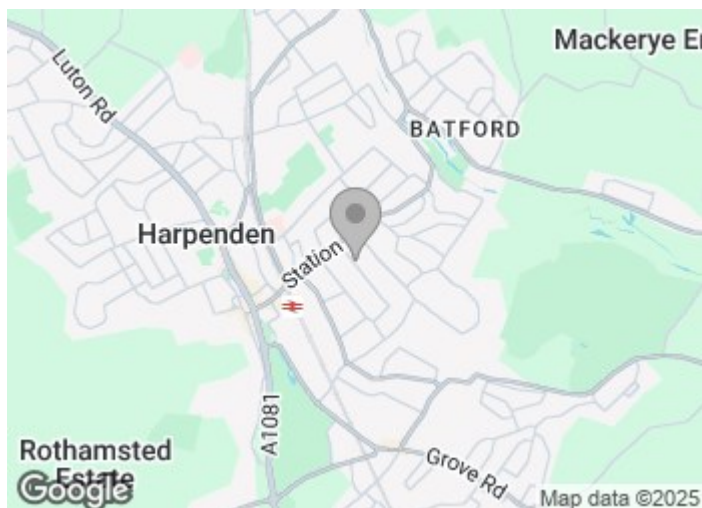
11'9" x 10'5" (3.59m x 3.19m)

## Bedroom Four

8'6" x 7'10" (2.61m x 2.40m)

## Garage

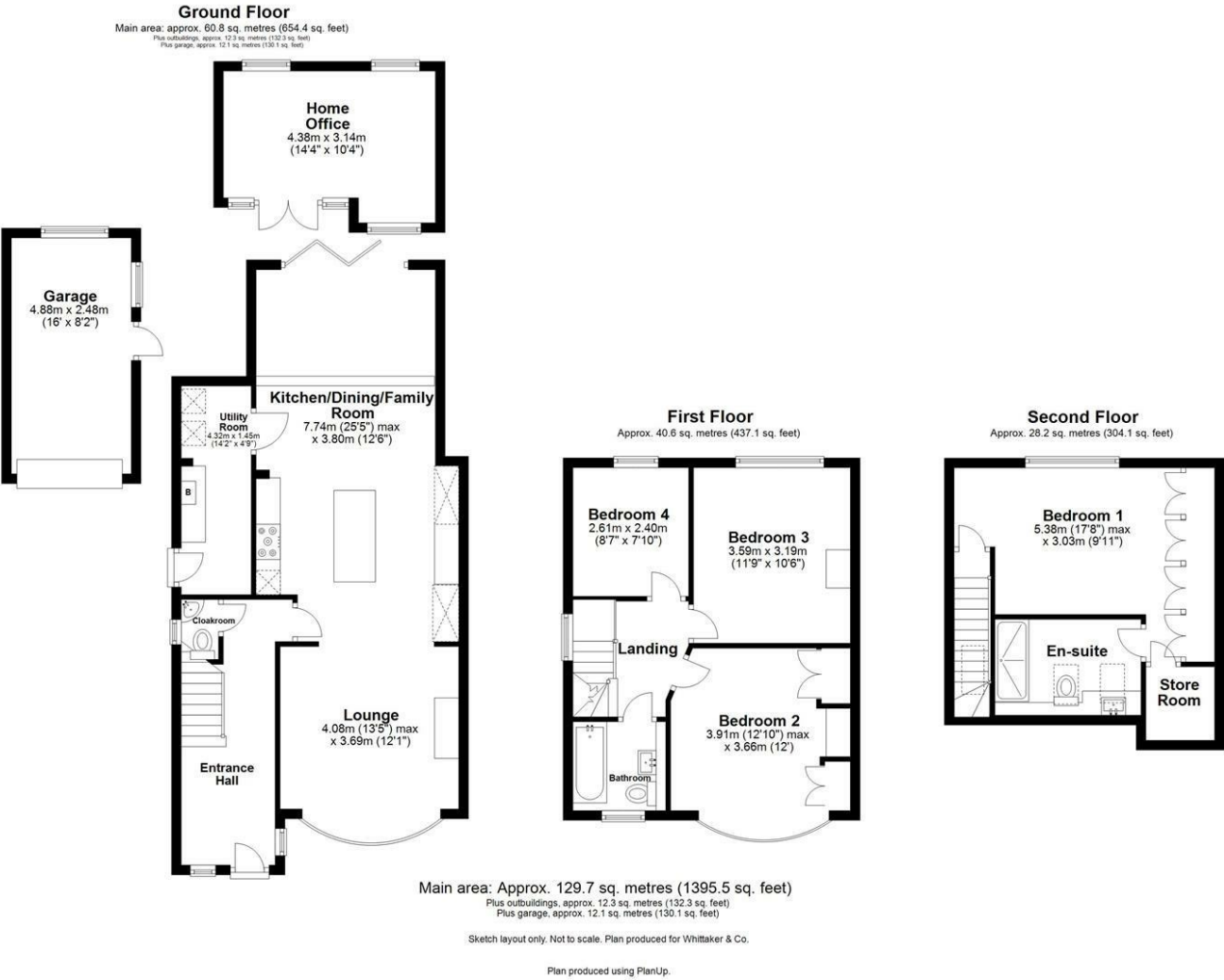
16'0" x 8'1" (4.88m x 2.48m)







Floor Plan



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