

Stones Residential

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stones

LETTINGS | MANAGEMENT | SALES

RESIDENTIAL



Hartsbourne Close, Bushey, WD23 1SA

£1,250,000 Freehold

Hidden away in a sought after turning off Hartsbourne Avenue in the heart of Bushey Heath is this impressive 4 bedroom, 2 Bathroom, 2 Reception, study, plus kitchen/breakfast area detached house offering superb family living with a well planned downstairs including guests cloakroom, utility room and attached garage. Externally this ideal family home offers off street parking with its carriage driveway and a beautifully landscaped secluded rear garden.

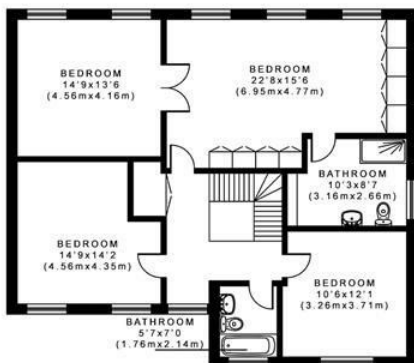
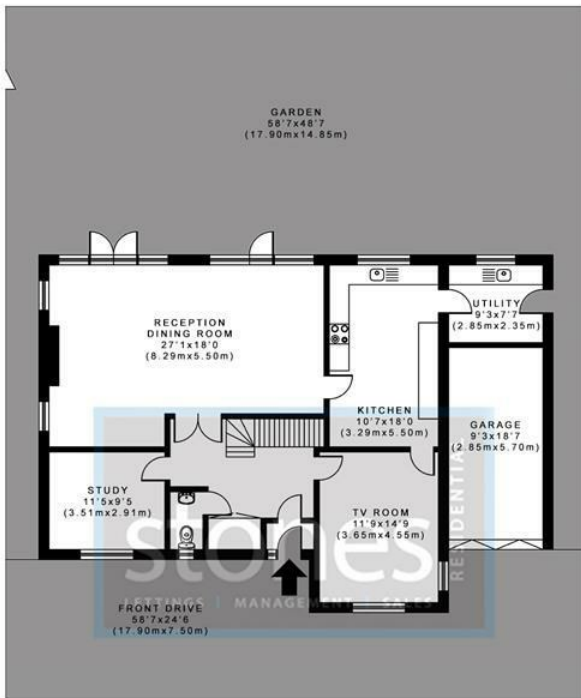
- FOUR BEDROOMS
- SPACIOUS MAIN RECEPTION
- UTILITY ROOM
- GARAGE
- OFF STREET PARKING

- MODERN FITTED KITCHEN
- SOUGHT AFTER LOCATION
- SECLUDED REAR GARDEN
- GUEST CLOAKROOM



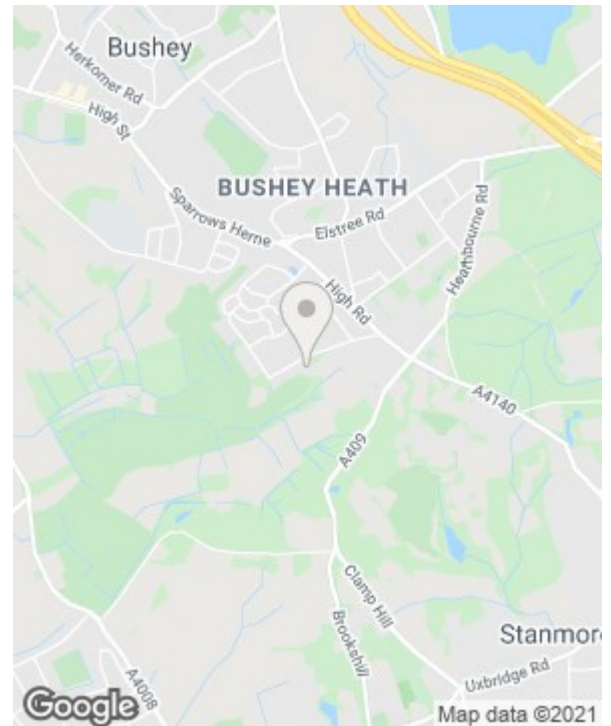


Hartsbourne Close, HA7
Approx. Gross Internal Floor Area:
2439 sq.ft/ 226.62 sq.m



GROUND FLOOR | FIRST FLOOR

CONCEPT ΔVE FLOORPLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND IS NOT TO SCALE. EVERY ATTEMPT HAS BEEN MADE TO ENSURE THE ACCURACY OF THE FLOORPLAN SHOWING HOWEVER ALL MEASUREMENTS, FITTINGS AND DATA SHOWN ARE AN APPROXIMATE INTERPRETATION FOR ILLUSTRATIVE PURPOSES ONLY. LIABILITY FOR ERRORS, OMISSIONS OR MIS-STATEMENT THROUGH NEGLIGENCE OR OTHERWISE IS HEREBY EXCLUDED.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		72	81
EU Directive 2002/91/EC			

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		66	75
EU Directive 2002/91/EC			

While every effort is made to ensure the accuracy of these particulars, they are intended as a guide only and their accuracy is in no way guaranteed. Photos and floor-plans are for illustrative purpose only. Appliances have not been tested. Prospective purchasers should satisfy themselves by inspection and relevant reporting prior to purchase. This document does not form part of a legal document.

