



**BRADFORD
& HOWLEY**
HARPENDEN | MARSHALSWICK | ST ALBANS

Carpenders Close, Harpenden, AL5 3HN
Guide Price £995,000

Located in a highly sought after cul-de-sac, close to excellent local schooling, is this spacious four-bedroom detached family home. The property offers well-proportioned rooms with a flexible layout, ideal for modern living, and benefits from a two-car driveway and a single garage.

The ground floor accommodation includes an inviting entrance hall, cloakroom, a study for those that need to work from home, spacious living room that opens into a dining room, and both the kitchen and sunroom overlook a south-west facing rear garden.

On the first floor there are four bedrooms with a master bedroom enjoying an en-suite shower room and there is a separate family bathroom. The private south-west facing rear garden is a real feature of this property, perfect for summer entertaining.

Harpenden town centre, with its wide variety of shops and leisure facilities, is easily accessible as is the mainline station with fast trains into Central London.

Tenure: Freehold
Council Tax Band: G
EPC Rating: C









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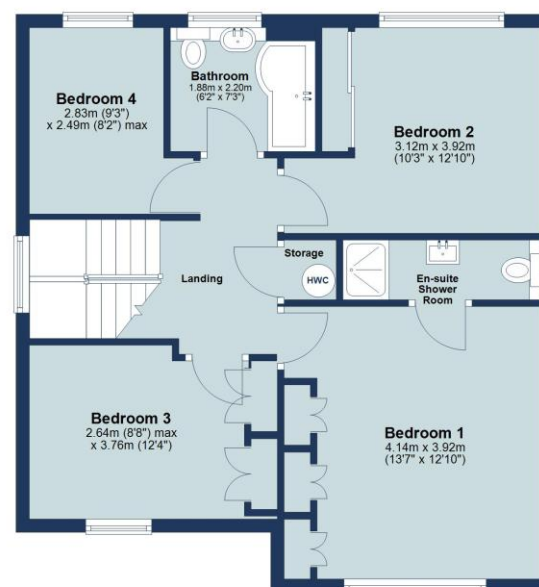
Ground Floor

Approx. 77.8 sq. metres (837.2 sq. feet)



First Floor

Approx. 61.6 sq. metres (662.8 sq. feet)



Total area: approx. 139.4 sq. metres (1500.0 sq. feet)

Floor plan is for marketing purposes only and is to be used as a guide.
Garage not included in the total floor area.
Plan produced using PlanUp.

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