



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

Brightview Close, Bricket Wood, AL2 3NH
Asking Price £600,000

Positioned within a small and peaceful residential cul-de-sac, this well-maintained four-bedroom detached family home offers generous and versatile living space across two floors. With a welcoming feel throughout, the property has been thoughtfully cared for and is presented in excellent condition, making it a wonderful opportunity for families or buyers looking for space, comfort, and a tranquil setting.

On the ground floor, the accommodation is both spacious and flexible, beginning with a bright and inviting entrance hall that leads to three separate reception rooms.

These living spaces offer great versatility – whether you need a formal lounge, a dining room, a home office, or a cosy family room, there is plenty of room to tailor the layout to your lifestyle. A separate kitchen provides a practical and functional workspace with ample storage and access to the garden, perfect for both everyday family life and entertaining.

Upstairs, the first floor comprises four bedrooms with the master bedroom benefitting from its own en-suite shower room, while the remaining bedrooms are served by a modern family bathroom. Each room is well-proportioned and bright, with large windows that allow for plenty of natural light throughout the home.

The rear garden has been beautifully landscaped and lovingly maintained by the current owners, creating a space perfect for relaxing, gardening, or entertaining during the warmer months.

At the end of the garden, a private driveway offers off-street parking and leads to a single garage featuring an electric roller door providing additional storage, power, lighting, and everyday convenience.

The attractive, mature front garden also presents the potential to be converted into further parking space, subject to the necessary planning permission.

Situated in the popular and well-connected village of Bricket Wood, the property is ideally placed for commuters and families alike.

This charming village, located to the south of St Albans, enjoys a strong sense of community while offering excellent transport links. Bricket Wood railway station provides services on the Abbey Flyer line, connecting St Albans and Watford, with further connections from Watford Junction into London Euston.

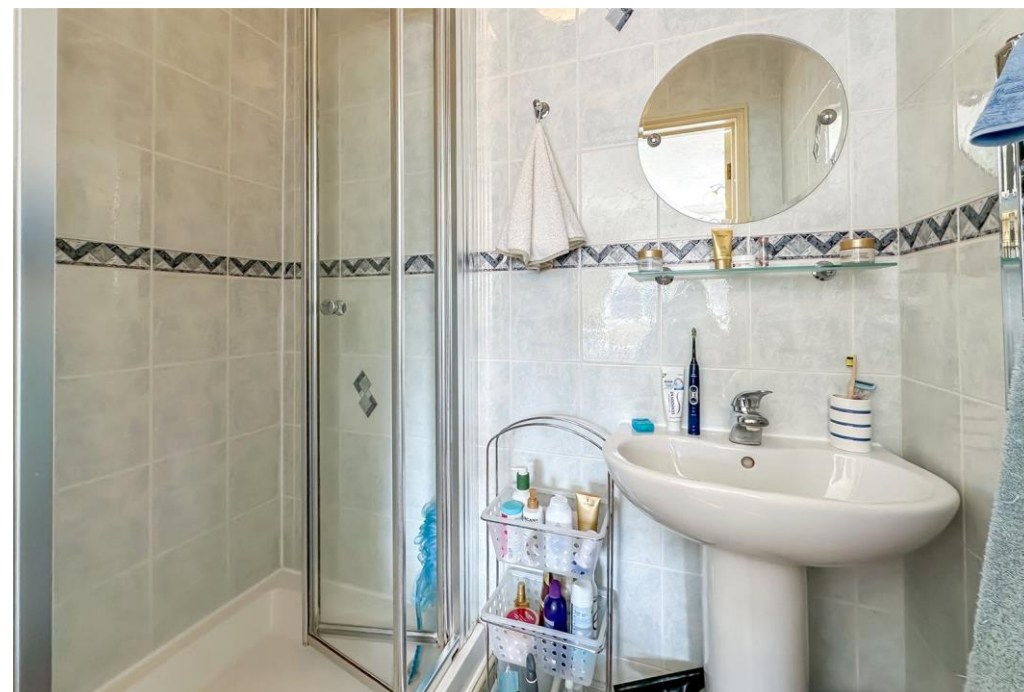
For drivers, the nearby M1, M25, and A414 are all easily accessible, making travel straightforward in all directions.

Local amenities include shops, parks, highly regarded schools, and a selection of countryside walks, making this a truly desirable location for those seeking the balance of village life with convenient access to urban centres.

Tenure: Freehold
Council Tax Band: F
EPC Rating: D



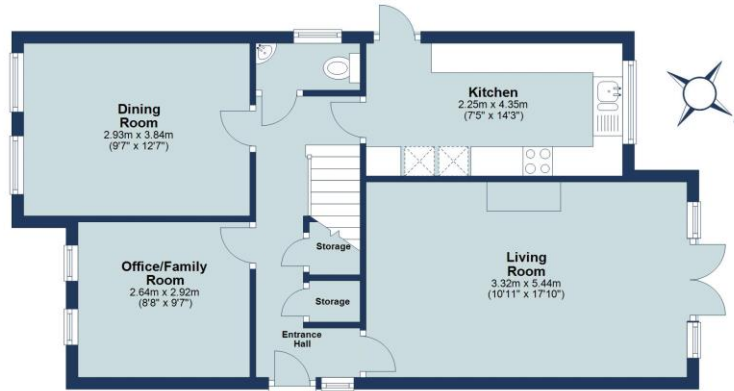






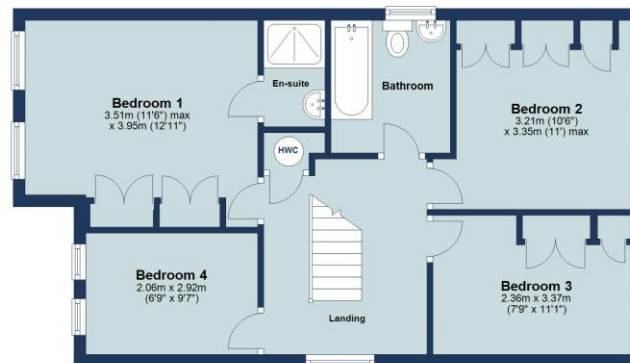
Ground Floor

Approx. 58.7 sq. metres (631.5 sq. feet)



First Floor

Approx. 55.4 sq. metres (596.6 sq. feet)



Total area: approx. 114.1 sq. metres (1228.1 sq. feet)

Floor plan is for marketing purposes only and is to be used as a guide.
Total floor area does not include a garage.
Plan produced using PlanUp.

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