

## Springfield, Bushey WD23 1GL

**Asking Price £695,000**

A beautifully presented extended and refurbished FOUR BEDROOM, TWO BATHROOM, TWO RECEPTION ROOM SEMI DETACHED FAMILY HOME situated in a sought after residential road in the heart of Bushey Heath, conveniently located for all all local shopping and transport facilities. The property is being offered in excellent decorative order and benefits from: replacement double glazed windows, Gas fired Heating To Radiators, Underfloor Heating, Air Conditioning, Guest Cloakroom, Family Room, Fully Fitted Open Plan Kitchen/Breakfast Room / Morning Room, Bedroom One With En Suite Shower Room, Three Further Bedrooms, Family Bathroom, Rear Garden.

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**Reception Room:**



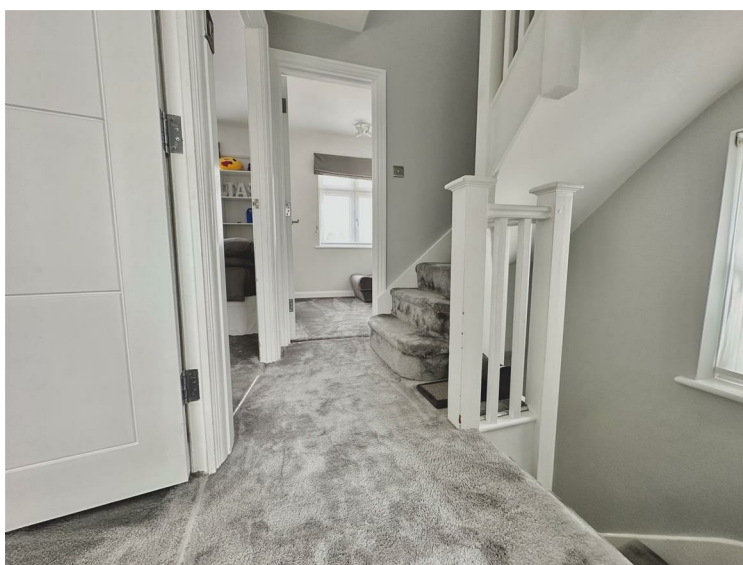
**Reception Room/Open Plan Kitchen Dining Room:**



**Open Plan Kitchen/Dining Room/Reception Room:**



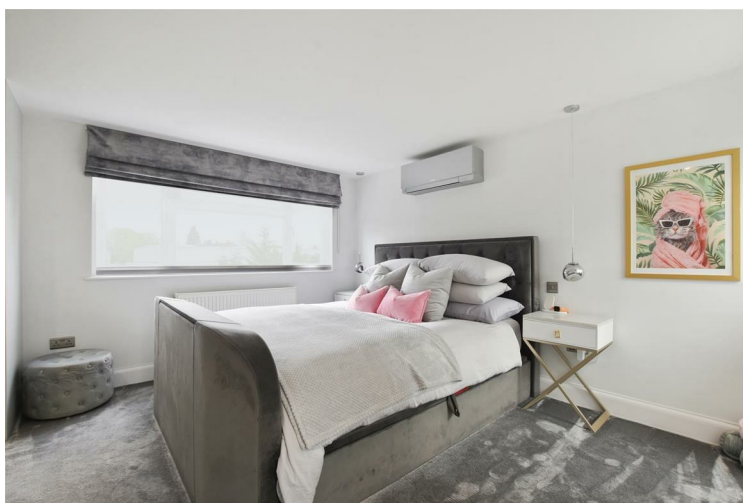
**Stairs & First Floor Landing**



**Open Plan Kitchen/Dining Room/Reception Room:**



**Bedroom One:**



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**Bedroom One:**



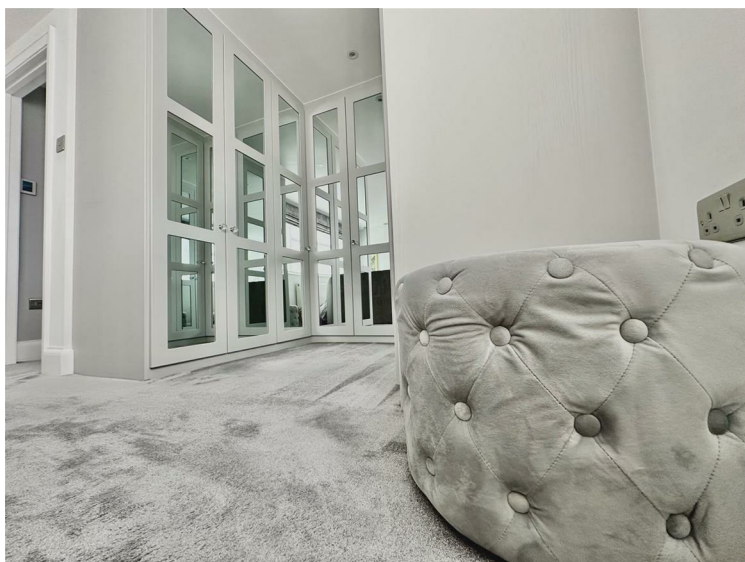
**En Suite Shower Room:**



**Bedroom One:**



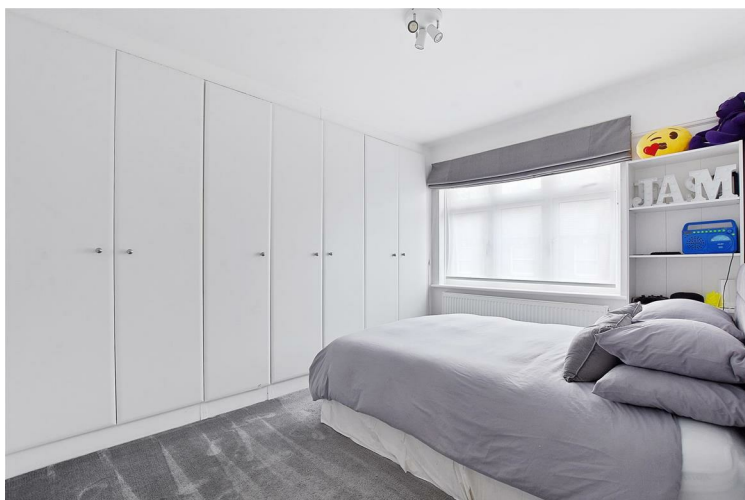
**Dressing Area**



**En Suite Shower Room:**



**Bedroom Two:**



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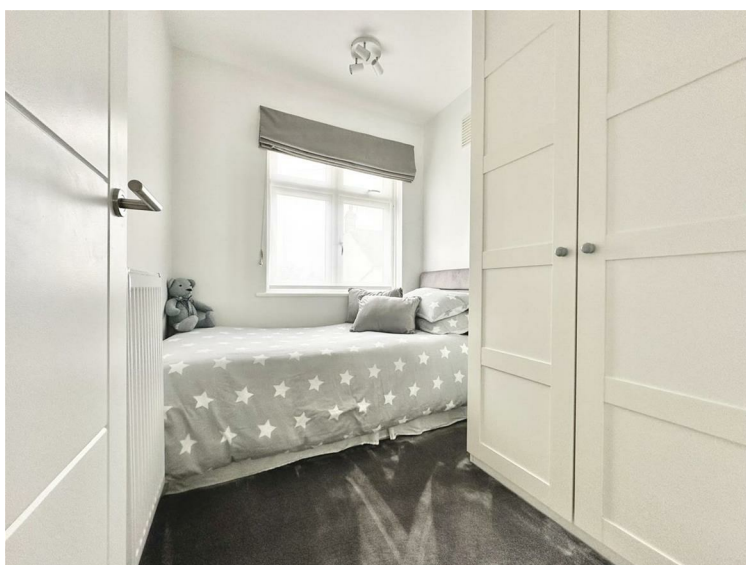
**Bedroom Three:**



**Rear Garden:**



**Bedroom Four:**



**Exterior Rear/Patio Area:**



**Family Bathroom:**



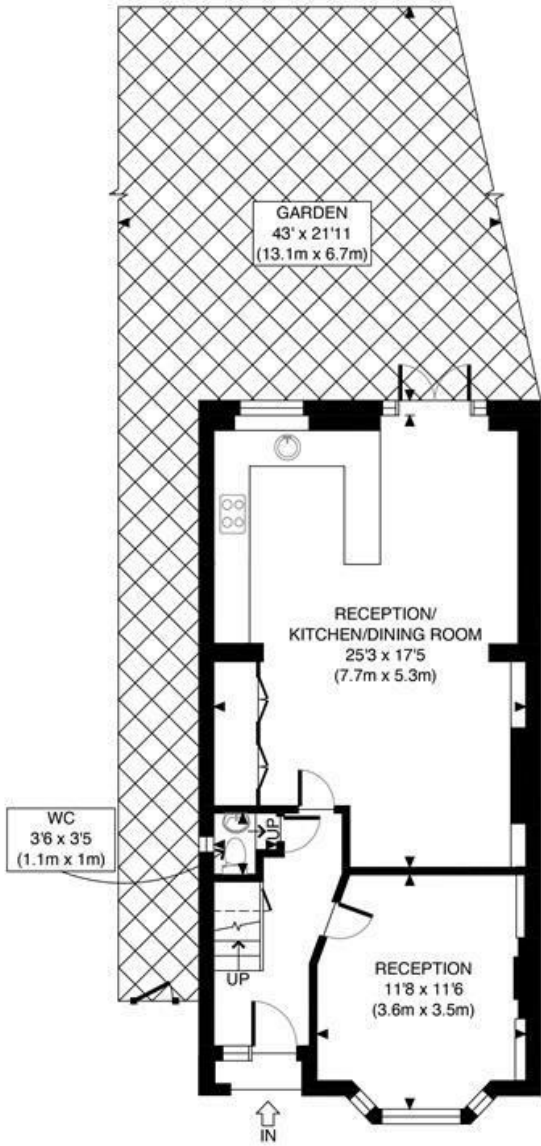
**Tenure:**

This is a freehold property.  
Council Tax Band E £2,537 per annum.  
As always buyers are advised to gain verification from their surveyor/solicitor during the conveyancing process.

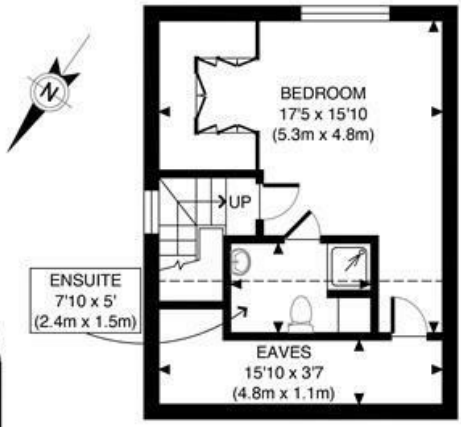
**Disclaimer:**

While every care and effort has been made to ensure these details are correct their accuracy cannot be guaranteed and so should not form part of any contract.

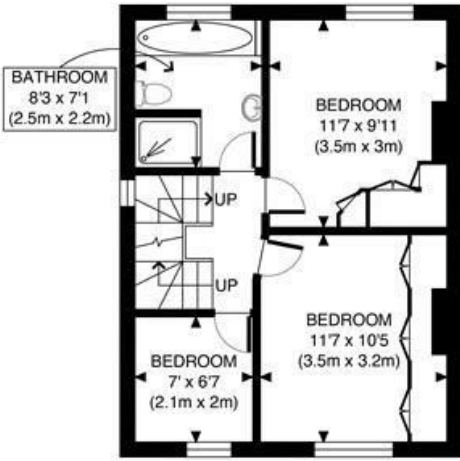




GROUND FLOOR  
GROSS INTERNAL  
FLOOR AREA 646 SQ FT



SECOND FLOOR  
GROSS INTERNAL  
FLOOR AREA WITH EAVES 339 SQ FT  
FLOOR AREA WITHOUT EAVES 269 SQ FT

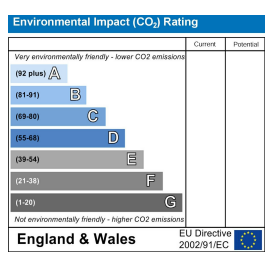
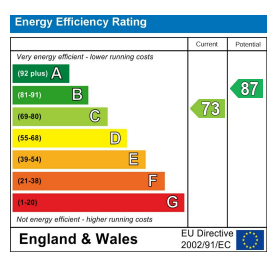


FIRST FLOOR  
GROSS INTERNAL  
FLOOR AREA 411 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA WITH EAVES 1396 SQ FT / 130 SQM  
 APPROX. GROSS INTERNAL FLOOR AREA WITHOUT EAVES 1326 SQ FT / 123 SQM  
 Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only.  
 While we do not doubt the floor plan accuracy and completeness, you or your advisors should  
 conduct a careful, independent investigation of the property in respect of monetary valuation.

date 11/04/24

photoplan



Edgware Office- 194 Station Road, Edgware, HA8 7AT. Tel: 020 8958 1118  
 Bushey Heath Office- 59 High Road, Bushey, WD23 1EE. Tel: 020 8950 7777  
 www.benjaminstevens.co.uk