

Hilfield Lane
Aldenham, WD25 8AJ
Offers in excess of £600,000 Freehold

STATONS

Tel: 01923 604321
Email: radlett@statons.com
Bedrooms 4 | Bathrooms 2 | Receptions 2





60 Hilfield Lane
Aldenham,
WD25 8AJ



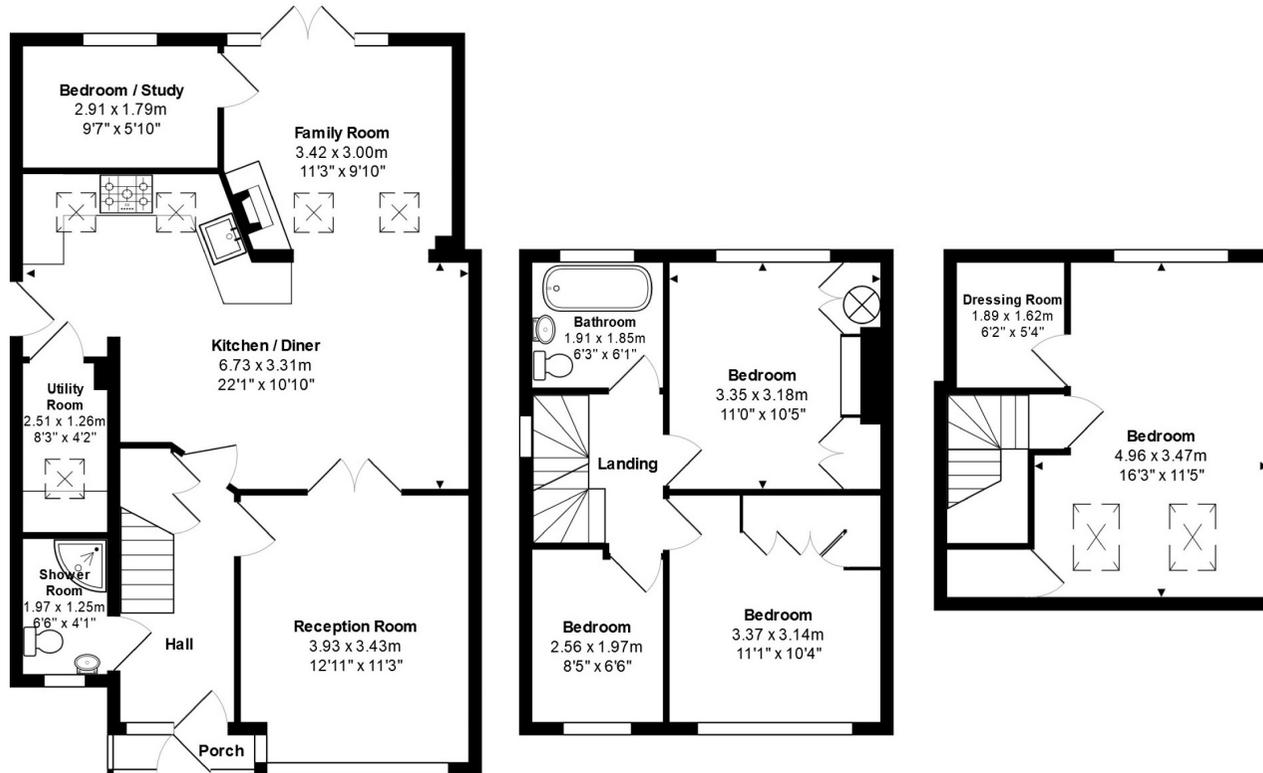
A 4 bedroom, 2 reception room semi-detached family home offering spacious accommodation with countryside views to the front and is located near the village of Aldenham. The ground floor comprises entrance hall, leading to a reception room, kitchen/dining/family room with wood burning stove, utility room, an additional Study/Bedroom and guest cloakroom/shower room. On the first floor there are 3 bedrooms and a family bathroom. On the second floor there is a spacious and bright master bedroom benefitting from a walk in dressing room. To the front is a driveway allowing off-street parking for several cars and to the rear is an 82 ft garden with a patio area, greenery and a brick pizza oven.

Hilfield Lane is a semi rural road located on the outskirts of the village of Aldenham and within easy access of Radlett, Bushey and Watford. There is a good selection of excellent local schooling nearby and the M1, A41, M25 and A1(M) are also a short distance away.

For more properties for sale in Radlett please call our [Estate Agents in Radlett](#) on 01923 604321.



Garden
25.20 x 8.10m
82'8" x 26'7"



Total Area: 127.0 m² ... 1367 ft² (excluding garden)
All measurements are approximate and for display purposes only.
This floor plan should be used for illustration purposes only and in no way should be used to value a property for the basis of any sale or let.



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Rating	Current	Potential	Rating	Current	Potential
A			A		
B			B		
C			C		
D			D		
E			E		
F			F		
G			G		

Energy Efficiency: Current 53, Potential 75
Environmental Impact: Current 59, Potential 75

England & Wales EU Directive 2002/91/EC

DISCLAIMER:

In accordance with the 1993 Misrepresentation Act the agent had not tested any apparatus, equipment, fixtures, fittings or services and so, cannot verify they are in working order, or fit for their purpose. Neither has the agent checked the legal documentation to verify the leasehold/freehold status of the property. The buyer is advised to obtain verification from their solicitor or surveyor. Also, photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. All sizes are approximate. All dimensions include wardrobe spaces where applicable.

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