

Loom Lane
Radlett, Hertfordshire, WD7 8NY
£899,950 Freehold

STATONS

Tel: 01923 604321
Email: radlett@statons.com
Bedrooms 4 | Bathrooms 2 | Receptions 1





103 Loom Lane
Radlett, Hertfordshire
WD7 8NY



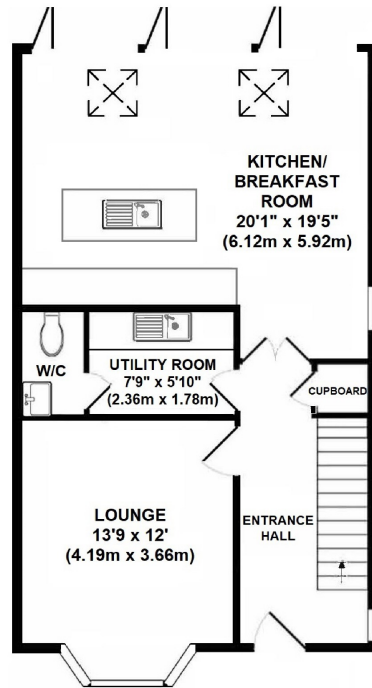
A beautifully presented and superbly located chain free 4-bedroom, semi-detached home located in one of Radlett's most sought-after roads, Loom Lane. The house has been refurbished and extended by the present owners and offers superb contemporary accommodation arranged over 3 floors. Benefiting from approx 1565 sq ft of living space, the accommodation comprises: a spacious welcoming entrance hallway, lounge with bay window which floods the room with natural light, large open plan kitchen/ breakfast room with fitted Bosch appliances and Quokka hot tap sink as well as benefiting from bi-fold doors that open to the wonderful south facing rear garden, utility room, guest W/C and cupboard storage area. To the first floor is bedroom 2 and 3 which are great sized double bedrooms, bedroom 4 and large family bathroom, with both a shower and a bath and benefits from underfloor heating. To the second floor is the master bedroom which benefits from large windows overlooking the rear garden and skylights that offer additional natural light and ensuite bathroom with underfloor heating. To the exterior is the rear is a 155ft south facing garden with patio area great for entertaining. The front of the property is the driveway that offers off street parking.

The property is in stunning condition with numerous additional features such as Porcelanosa tiling to floor and walls, LED zoned programmable lighting throughout including staircase treads on all levels, SONOS speakers to ground floor which along with the lighting can be controlled via an app on your smart phone or tablet.

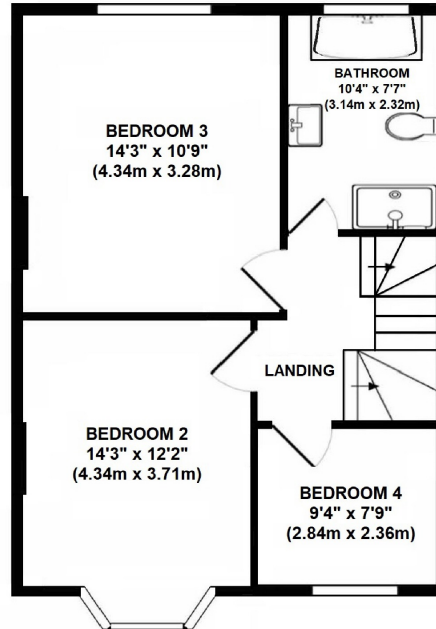
Location: Radlett is a very popular village offering the highly desirable combination of village-like atmosphere with sophistication of city life and is surrounded by attractive Hertfordshire countryside. Its proximity to London and the excellent motorway and rail network makes it an ideal location for the busy commuter (King's Cross St Pancras is less than 30 mins away via the Thameslink Rail service). Radlett high street has a great selection of shops, restaurants and places of worship. The area is surrounded by beautiful greenbelt countryside and offers a large choice of leisure activities. An excellent choice of local schooling is available including Haberdasher's Aske's, Aldenham, Edge Grove and Radlett Prep.

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

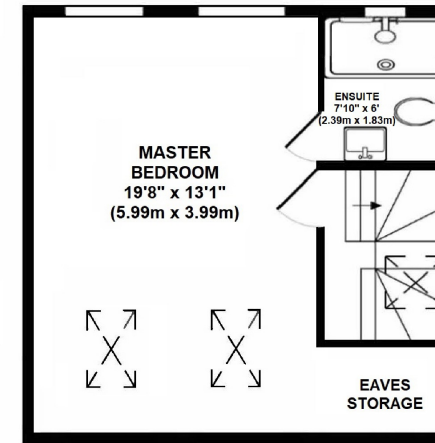




GROUND FLOOR
APPROX FLOOR
AREA 648 SQ FT
(60.2 SQ M)



FIRST FLOOR
APPROX FLOOR
AREA 542 SQ FT
(50.4 SQ M)



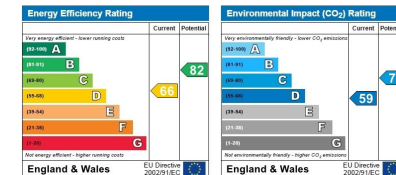
SECOND FLOOR
APPROX FLOOR
AREA 375 SQ FT
(34.8 SQ M)

Loom Lane, Radlett, WD7

TOTAL APPROX FLOOR AREA 1565 SQ FT (145.4 SQ M)

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and do not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.



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.

BARNET

1-2 Hadley Parade
High Street
Barnet, Herts
EN5 5SX
Tel: 020 8449 3383
Fax: 020 8441 7676
barnet@statons.com

RADLETT

50 Watling Street
Radlett
Herts
WD7 7NN
Tel: 01923 604 321
Fax: 01923 859 182
radlett@statons.com

NEW HOMES SHOWCASE

204 High Street
Hadley Green
Barnet, Herts
EN5 5SX
Tel: 020 8441 9555
Fax: 020 8441 7976
newhomes@statons.com

HADLEY WOOD

10 Crescent West
Hadley Wood
Herts
EN4 0EJ
Tel: 020 8440 9797
Fax: 020 8440 8282
hadley@statons.com

TOTTERIDGE

28 - 30 Totteridge Lane
Totteridge
London
N20 9QJ
Tel: 020 8445 3694
Fax: 020 8445 3217
totteridge@statons.com

BROOKMANS PARK

53 Bradmore Green
Brookmans Park
Herts
AL9 7QS
Tel: 01707 661144
Fax: 01707 644111
brookmans@statons.com