

Goodyers Avenue, Radlett, WD78AZ £1,395,000

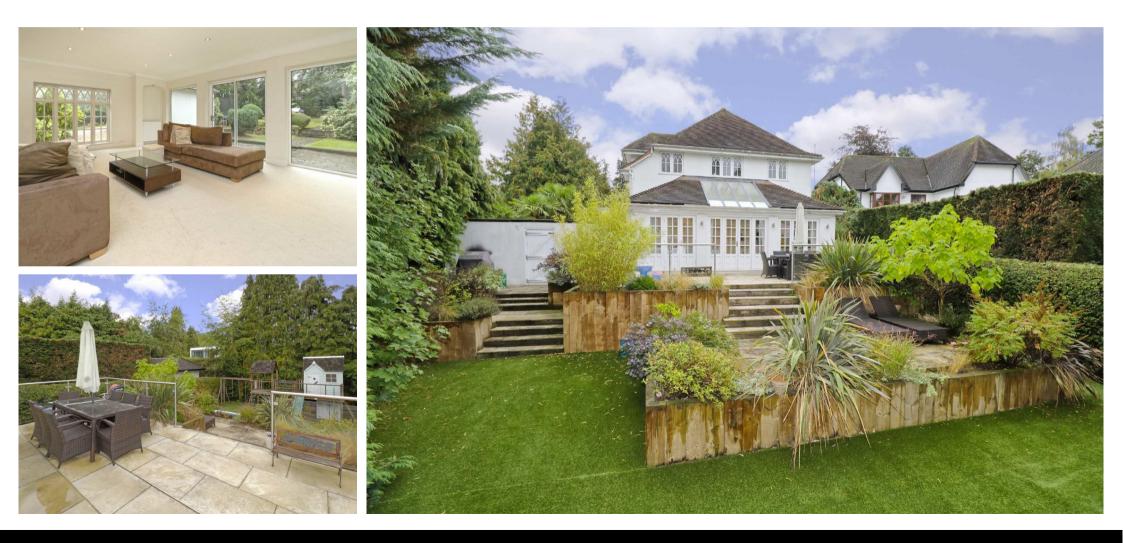


Located on one of Radlett's premier, private roads, a unique family home of approx 2775.25 sq ft, built in the 1930's and still retaining some original character features.

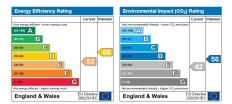
Standing on a corner plot of approx quarter of an acre with a carriage driveway providing off street parking and well stocked gardens, this spacious property also offers the opportunity to refurbish and extend (stpp).

The ground floor accommodation comprises 4 reception rooms and a kitchen/breakfast room. To the 1st floor there are 4 bedrooms, 3 bathrooms (2 en suite) plus a 22ft loft room to the 2nd floor.

Radlett and the surrounding area is renowned for excellent schools and transport links are all within easy reach including the M25, M1 and A1(M). The house is a short walk to Radlett village with its mainline Thameslink station offering a fast service into London St Pancras (approx. 27 mins). The area is surrounded by beautiful greenbelt countryside and offers a large choice of leisure activities.





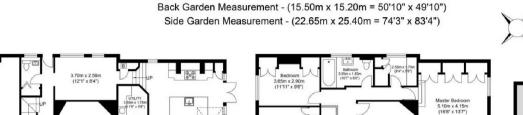




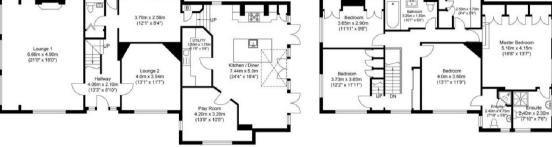




Second Floor



Approx Gross Internal Floor Area : 257.83 sq m. (2775.25 sq. ft.)



Ground Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and to responsibility is taken for any error, omission or missiatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

First Floor



Totteridge office: 74 Totteridge Lane, Totteridge, London N20 8QG

- e : totteridge@realestates-wsp.co.uk
- + : 020 8445 3132
- f : 020 8445 4492
- w : www.realestates-wsp.co.uk

