



OLIVER

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Estate Agency with a personal touch!

Summerfield Close, London Colney, Herts, AL2



Built only TWO YEARS AGO, is this SPACIOUS, three bedroom semi-detached FAMILY HOME. Tucked within this VERY SOUGHT AFTER location in London Colney, giving VERY EASY access to all local shops, parks and schools. This property has a LARGE driveway and a DETACHED home office! Offered CHAIN FREE!!

- ONLY Two Years Old
- Three Bedrooms
- Open Plan Kitchen/Diner
- Guest WC & Utility
- Detached Home Office
- Rear Garden
- Large Driveway
- Central Location

£599,950 Freehold

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Accommodation Comprises

Entrance Hall

Guest Cloakroom

Lounge **13'8" x 11'7" (4.17m x 3.53m)**

Kitchen/Diner **22'6" x 15'11" (6.86m x 4.85m)**

Stairs To First Floor

Landing

Bedroom One **13'7" x 10'1" (4.14m x 3.07m)**

Bedroom Two **11'7" x 8'9" (3.53m x 2.67m)**

Bedroom Three **8'11" x 8'1" (2.72m x 2.46m)**

Bathroom

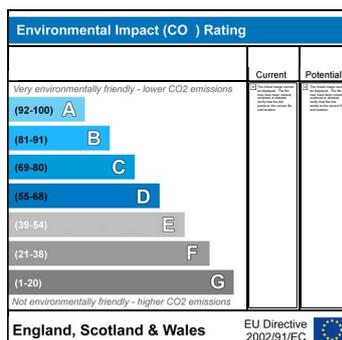
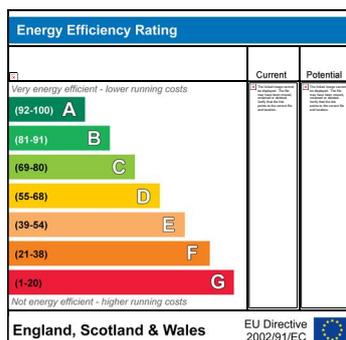
Exterior

Garden Room/Office **9'3" x 9'3" (2.82m x 2.82m)**

Garden

Driveway





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VIEWING BY APPOINTMENT WITH AGENTS OLIVER & AKERS

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- (1) MONEY LAUNDERING REGULATIONS intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.
- (2) These particulars do not constitute part or all of an offer or contract.
- (3) The measurements indicated are supplied for guidance only and as such must be considered incorrect.
- (4) Potential buyers are advised to recheck the measurements before committing to any expense.
- (5) Oliver & Akers have not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliance.
- (6) Oliver & Akers have not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.