Hamptons
INTERNATIONAL



Plot 1 Harrington Place Aycliffe Road, Borehamwood, WD6

4 3 2

£630,000
(£630,000)

Property details



Key features

- **4-Bedroom home**
- **Integrated kitchen**
- **Separate living area and dining are**
- **Ensuites to 2 bedrooms**
- **Family bathroom**
- **Flooring throughout**
- **Guest wc**
- **Garden**
- **Allocated parking**
- **10 year Buildzone warranty**

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Description

*** A DEVELOPMENT OF 4-BEDROOM HOMES WITH STAMP DUTY PAID (T&Cs apply) *** One of nine homes set over three floors, ideal for the family and located under 2 miles to Borehamwood's shopping amenities and rail station.Plot 1 Harrington Place is the ideal home for a growing family. The fully integrated kitchen sits inbetween a dining area at the front of the home and the living area to the rear with access to the garden via the bi-fold doors. A guest wc is also situated on the ground floor.The first floor offers two generously sized bedrooms with a large family bathroom with the second floor again offering 2 spacious bedrooms each with their own ensuites.Specification- Kitchen with a selection of light grey wall and floor units with under cabinet lighting. White stone worktops and upstand. Integrated appliances to include Bosch single oven and microwave oven, Bosch black glass induction hob, Lamona fridge/freezer, dishwasher and washer/dryer. Extractor. Single inset sink with mixer tap.- Fully tiled guest wc with white sanitaryware wc, vanity unit with basin and chrome mixer tap. Mirror.- Ensuite 1: Fully tiled with white sanitaryware to include wall hung wc, vanity unit with basin and mixer tap. Shower enclosure with rain showerhead and hand held shower attachment. Mirrored wall cabinet with LED lighting. Matte black fixtures and fittings.- Ensuite 2: Fully tiled with white sanitaryware to include wall hung wc, basin and mixer tap. Tiled panelled bath with showerhead. Mirrored wall cabinet with LED lighting. Matte black fixtures and fittings.- Fully tiled bathroom with white sanitaryware to include wall hung wc, vanity unit with basin and mixer tap. Tiled panelled bath with showerhead. Mirrored wall cabinet with LED lighting. Matte black fixtures and fittings.- Flooring: Laminate herringbone style wood flooring throughout ground floor. Tiled flooring to guest wc, ensuites and bathroom. Carpet to stairs, landing and bedrooms.- Chrome switches and sockets.- Ample storage throughout.- Downlighters throughout. Feature lighting to stairs and bedrooms.- Air source heat pump for water only. Matte black radiators with electric heating throughout.- Black contemporary front door with chrome ironmongery. White internal doors with chrome handles. White walls throughout. Black framed double glazed windows.- Bi-fold doors leading to paved patio and artificial turf garden.- External lighting to front exterior. Blocked paved driveway with off street parking. Wired for EV charger.- Smoke detectors.- 10 year Buildzone warranty.Tenure: FreeholdCouncil Tax Band: AwaitingEPC: TBCTo arrange a viewing, please contact Hamptons Stanmore New Homes on 0208 954 8626.The photos you see may not be indicative of this development or they could be photos of the Development Show Home.SituationBorehamwood town centre has everything you need. There’s a good range of restaurants and cuisines, while the Shopping Park is home to a Starbucks, M&S Foodhall and Next.For a more relaxed scene, nearby Radlett and St Albans offer more boutique-style shopping and dining, while the quaint shopping village at Battlers Green Farm, has a range of farm foods and independent retailers.For green spaces you’re spoilt for choice. Aldenham Country Park has its own nature reserve, lake and series of woodland walks while the wider area provides ample golf courses and winding country lanes perfect for a cycle or stroll to the nearest gastropub.Elstree & Borehamwood's rail station has connections into central London within 22 minutes. Property Ref Number: HAM-68212







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SOAP

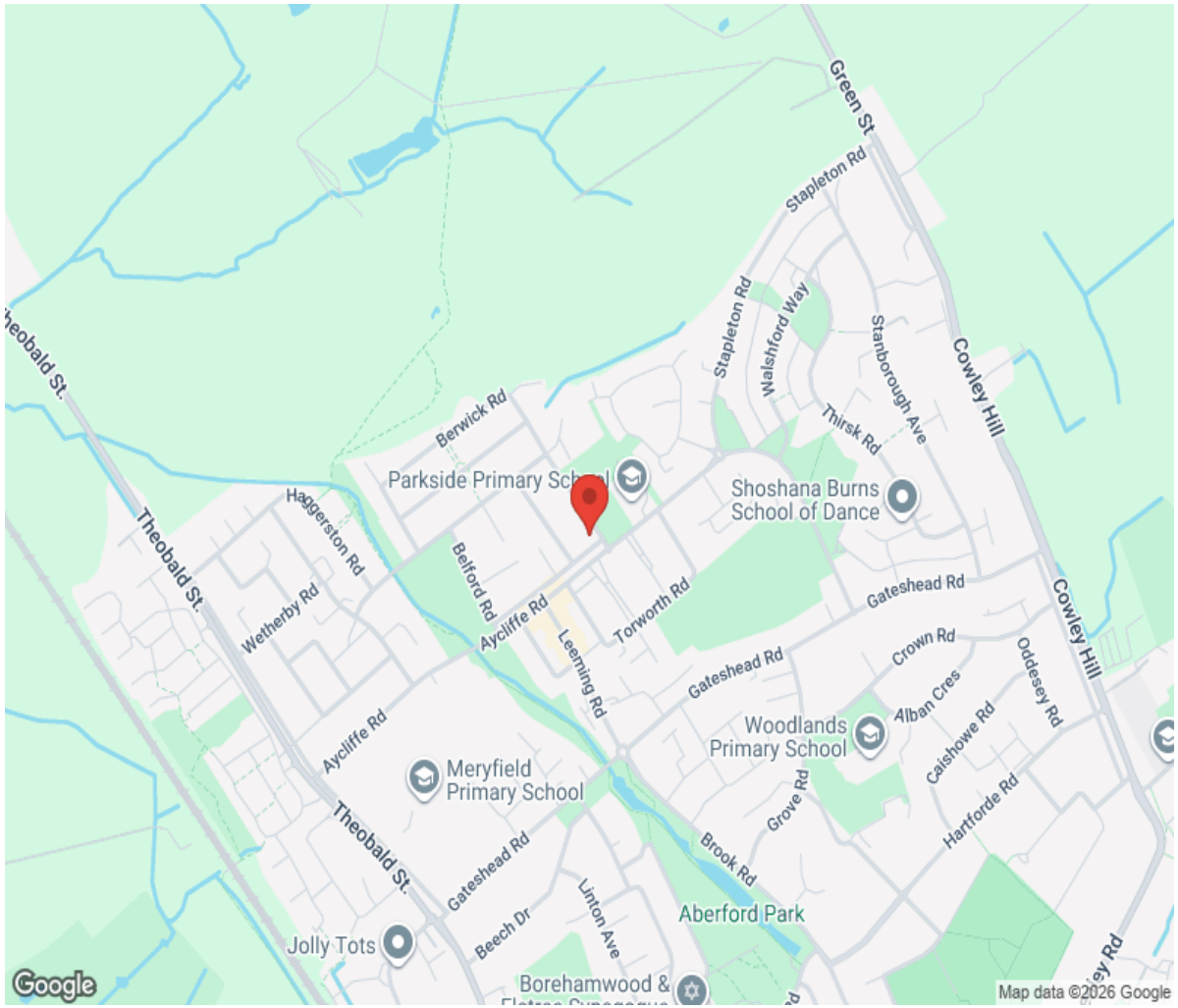
Floor plan



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Location





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