

Estate Agency with a personal touch!

Juniper Gardens, Porters Park, Shenley, Herts, WD7



Located in an enviable location on Porters Park is this FOUR bedroom, THREE RECEPTION FAMILY HOME. With a PRIVATE REAR garden and very easy access to SHENLEY PARK, this fantastic property is also within walking distance of local shops, schools and parks.

- **FOUR Bedrooms**
- TWO Bathrooms
- THREE Reception Rooms
 Garage
- Kitchen & Utility Room
 Chain Free!
- Private Rear Garden
- Driveway

OFFERS IN EXCESS OF £1,000,000 Freehold

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Accommodation Comprises

Entrance Hall

Guest WC

Lounge Area 18'2" x 11'0" (5.54m x 3.35m)

Dining Area 13'10" x 11'3" (4.22m x 3.43m)(Max Points)

Family Room 12'7" x 8'4" (3.84m x 2.54m)

Study 10'7" x 6'10" (3.23m x 2.08m)

Kitchen/Breakfast Room 19'3" x 13'10" (5.87m x 4.22m)

Utility Room 8'6" x 7'10" (2.59m x 2.39m)

Stairs To First Floor

Bedroom One 14'5" x 11'3" (4.39m x 3.43m)

En-Suite Bathroom

Bedroom Two 14'10" x 10'9" (4.52m x 3.28m)

Bedroom Three 11'9" x 10'9" (3.58m x 3.28m)

Bedroom Four 10'7" x 8'4" (3.23m x 2.54m)(Exc Wardrobes)

Family Bathroom

Exterior

Private Rear Garden

Front Garden

Driveway

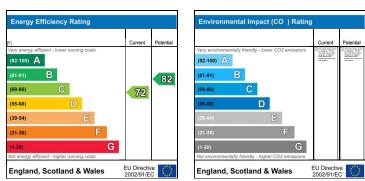
Garage











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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.