



GRACE CLOSE, HERTFORDSHIRE, WD6

£450,000 FREEHOLD

IMMACULATELY PRESENTED THREE BEDROOM SEMI-DETACHED HOUSE WITH GARAGE

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DESCRIPTION:

Winkworth are delighted to offer for sale this beautifully presented three-bedroom semi-detached house. Situated in Grace Close, a cul-de-sac which forms part of the ever-popular Studio Way development and has become increasingly in demand due to its proximity to central Borehamwood with its wide range of shops, high performing schools and transport links as well as the recently completed Sky Studios.

The property comprises of a porch leading into a cosy living room through to a fully fitted John Lewis kitchen/diner which runs the full width of the property. The back door leads you out to a beautifully landscaped, south-facing garden. A side gate allows access to the garage located to the side of the property. To the first floor you have three bedrooms and a recently refurbished shower room.

Viewing comes highly recommended.

AT A GLANCE

- Popular 'Studio Way' development
- Gas Central Heating
- Garage
- 786 Square feet
- Double Glazing
- South-Facing Garden





Approximate Gross Internal Area = 73.0 sq m / 786 sq ft
(Excluding Garage / External Cupboard)

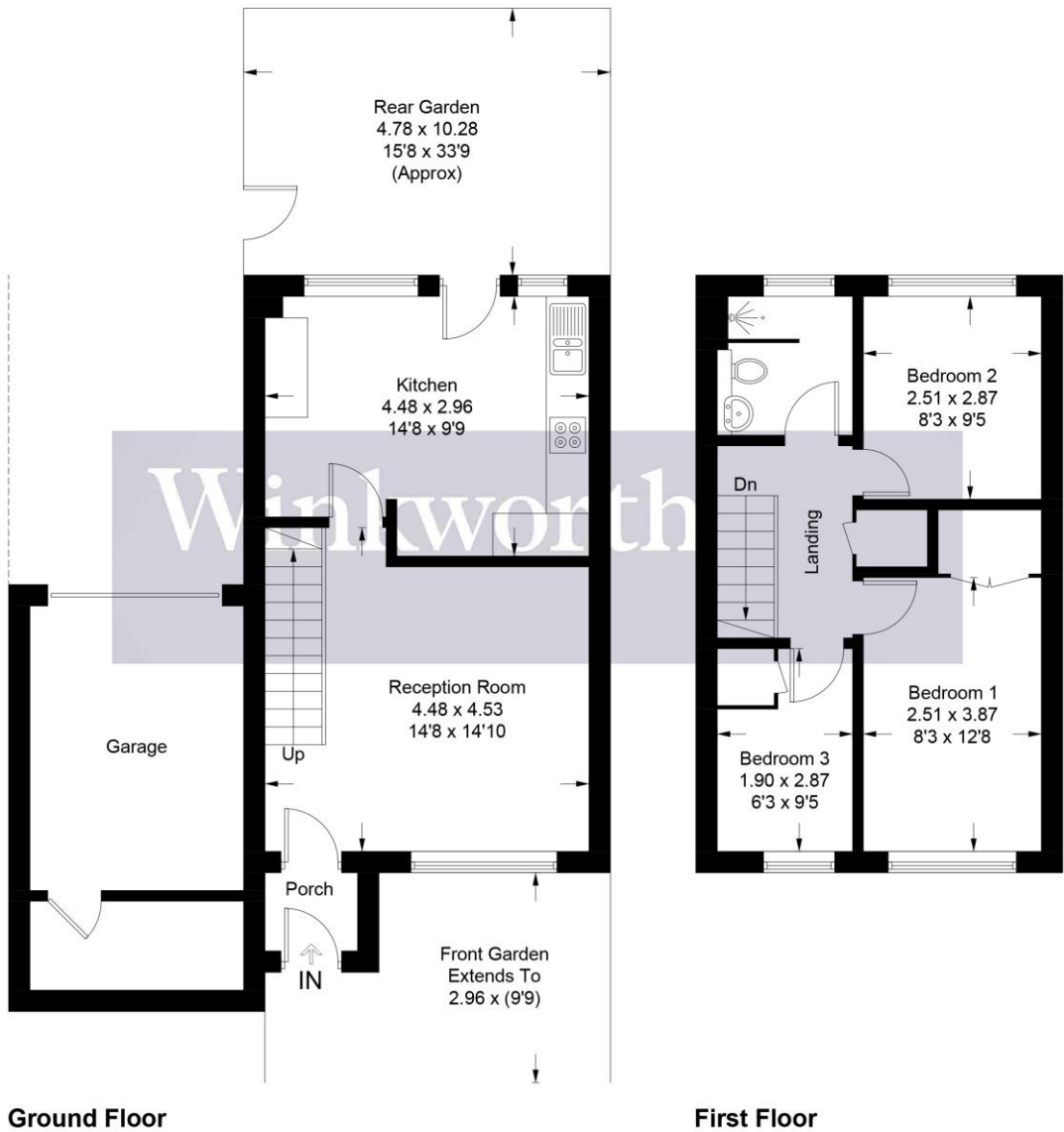


Illustration for identification purposes only, measurements are approximate, not to scale. Winkworth © 2025 (ID1203061)

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Tenure: Freehold

Term: 0 year and 0 months

Service Charge: £0 per annum

Ground Rent: £ 0 Annually (subject to increase)

Council Tax Band: D

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.