



Walshford Way, Hertfordshire, WD6

£525,000 *Freehold*

A Spacious, Three Bedroom, Two Reception Family House.



#### KEY FEATURES

- Three Bedrooms
- 992 Square Feet
- Two Receptions
- Gas Central Heating
- Double Glazed
- Large Easterly Rear Garden



**Borehamwood**

020 8953 8899 | [borehamwood@winkworth.co.uk](mailto:borehamwood@winkworth.co.uk)



Occupying a slightly elevated position with views across Borehamwood and beyond is this three-bedroom semi-detached house.

The well-proportioned family accommodation totals approaching 1000 square feet of bright and should the need arise the house offers scope for extension and development subject to the usual planning consents

Several "Good" Ofsted rated schools including Woodlands and Cowley Hill are located nearby as well as Aycliffe Park and Thirsk Cliffe Nature Park.

## MATERIAL INFO

**Tenure:** Freehold

**Term:** 0 year and 0 months

**Service Charge:** £0 per annum

**Ground Rent:** £ 0 Annually (subject to increase)

**Council Tax Band:** D

**EPC rating:** C



Approximate Gross Internal Area  
92.2 sq m / 992 sq ft

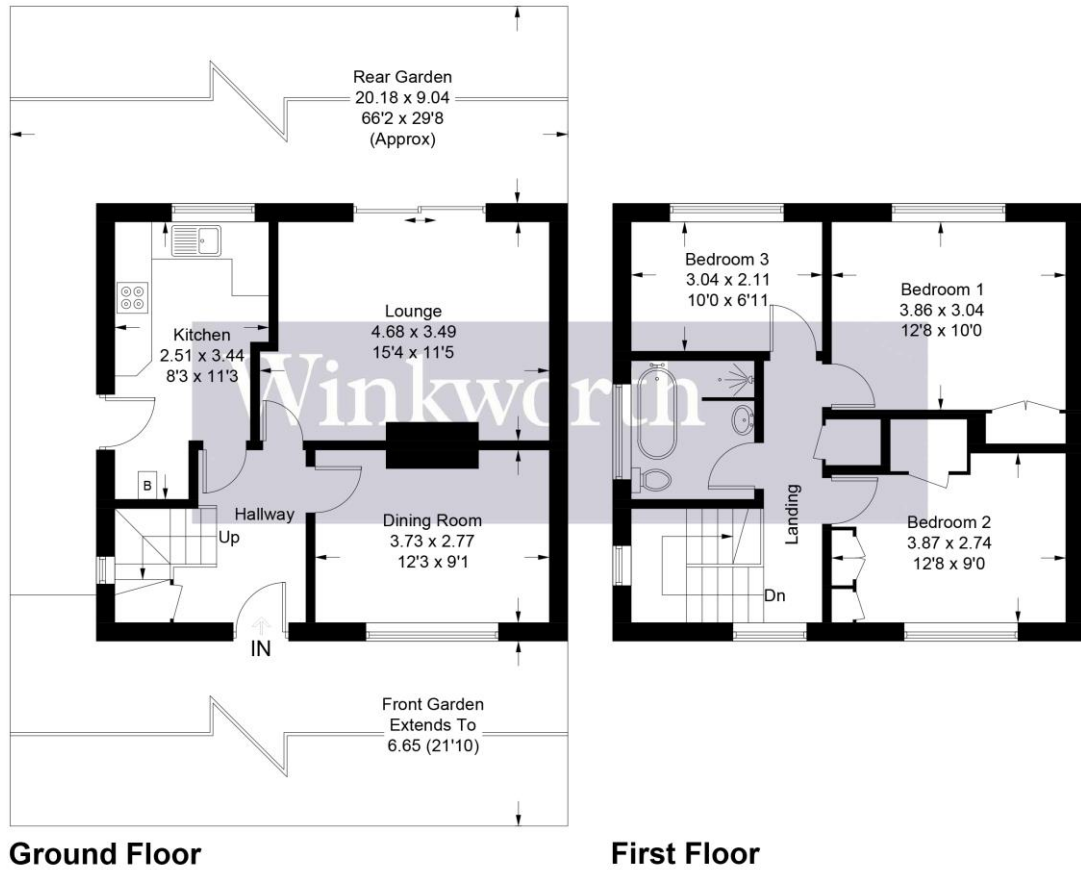


Illustration for identification purposes only, measurements are approximate,  
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For more information, scan the QR code or visit the link below

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+   | A             |         |           |
| 81-91 | B             |         |           |
| 69-80 | C             | 69 C    | 75 C      |
| 55-68 | D             |         |           |
| 39-54 | E             |         |           |
| 21-38 | F             |         |           |
| 1-20  | G             |         |           |



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