



**SITUATED ON A QUIET CUL-DE-SAC IN RICKMANSWORTH**

Swallow Close, Rickmansworth, WD3 7DZ

**ROBSONS**



Situated on a quiet cul-de-sac in Rickmansworth

- **RECEPTION ROOM**
- **DINING ROOM**
- **KITCHEN/BREAKFAST ROOM**
- **DOWNSTAIRS CLOAKROOM**
- **PRINCIPAL BEDROOM WITH ENSUITE BATHROOM**
- **THREE FURTHER BEDROOMS**
- **FAMILY BATHROOM**
- **DRIVEWAY**
- **PRIVATE REAR GARDEN**
- **INTEGRAL DOUBLE GARAGE**

A delightful four bedroom, two bathroom detached family home located in the quiet cu-de-sac just moments from Rickmansworth town centre and Station. This lovely home is perfect for the growing family, offering a versatile layout and has substantial potential to extend (STPP).

The ground floor comprises of an entrance hall, downstairs cloakroom, a light filled, double aspect reception room with feature fire place and French doors leading out to the garden, a separate dining room and a kitchen/breakfast room with ample wall and base units.







To the first floor is a principal bedroom with fitted wardrobes and ensuite bathroom, three further good sized bedrooms, one with fitted wardrobes and a family bathroom.

The spacious and private L shaped rear garden is mainly laid to lawn with mature shrubs, a large patio area and a shed. To the front is a driveway providing off street parking, a double garage and a front garden

Rickmansworth town centre has a wide range of boutique shops, coffee houses, restaurants and major supermarkets. The Metropolitan and Chiltern line train services connect you to London Baker Street, Marylebone Station and beyond. The M25 motorway is available at both junction 17 and 18, connecting you to the national motorway network. Major London airports are also within reach. The area is well served for good quality private and state schools for all ages. Chorleywood and Rickmansworth offer everything for the sporting individual from rugby, cricket, football, tennis, horse riding and golf. Rickmansworth Aquadrome is an idea setting for walks, sailing, fishing and water skiing.

Tenure: Freehold

Local Authority: Three Rivers District Council

Council Tax: Band G

Energy Efficiency Rating: Band C



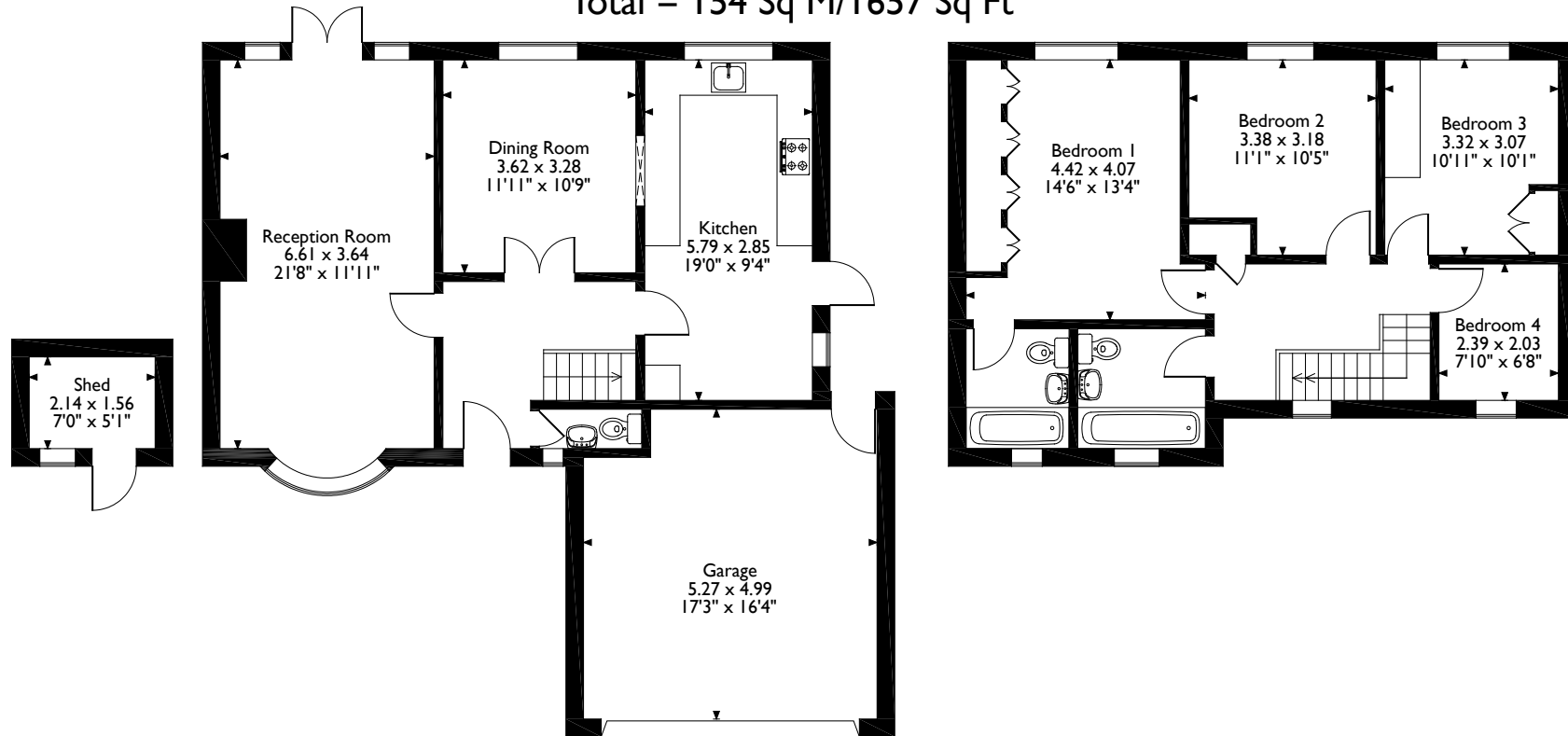
# Swallow Close, Rickmansworth, Hertfordshire

Approximate Gross Internal Area  
Main House = 126 Sq M/1356 Sq Ft

Garage = 25 Sq M/269 Sq Ft

Outbuilding = 3 Sq M/32 Sq Ft

Total = 154 Sq M/1657 Sq Ft



**Ground Floor**

**First Floor**

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

# ROBSONS

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