



Lyme Avenue  
Berkhamsted, HP4 3SG

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## Lyme Avenue, Berkhamsted

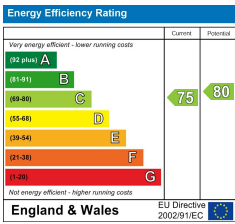
Nestled on a peaceful private road, this beautifully presented four-bedroom home offers a perfect blend of contemporary style and practical family living. With a private driveway, spacious open-plan interiors, and a fully landscaped garden, this property is ready to move straight into.

From the moment you step inside, you're welcomed into a bright and inviting open-plan living area that has been thoughtfully designed to accommodate everyday living and entertaining. The heart of the home is the stunning kitchen, fitted with sleek white gloss units and finished to a high specification.

A contemporary induction hob and double oven sit seamlessly within the units, while a large breakfast island provides both a practical workspace and a casual dining spot. The kitchen also includes a fitted water softener, offering added convenience. The kitchen opens into a generous living area, flooded with natural light thanks to Velux roof windows and French doors that lead directly out onto the rear garden. Underfloor heating runs throughout the ground floor, adding a touch of luxury and comfort all year round.

A separate snug room offers a quiet retreat, ideal as a home office, playroom or reading space, while a utility room and a downstairs cloakroom provide additional practicality for busy family life. Upstairs, the principal bedroom is a relaxing haven, complete with built-in wardrobes and a stylish en-suite shower room. Two further double bedrooms offer ample space for family or guests, and a fourth smaller room.

Outside, the rear garden has been carefully landscaped for low-maintenance enjoyment. A raised decking area is perfect for al fresco dining, while artificial grass keeps the outdoor space looking smart and tidy throughout the seasons. At the rear of the garden sits a detached studio room, ideal for use as a home office, gym, or creative space. With the addition of running water, this space could even be converted into a self-contained annexe or guest sui



## Features

- Semi Detached four bed house in private road
- Annex currently used as a gym
- Utility room
- Open planned living area
- Underfloor heating
- En-suite bathroom
- Downstairs cloakroom
- Close to local shops
- Excellent primary school
- Close to Berkhamsted

Scan the QR Code to submit an offer

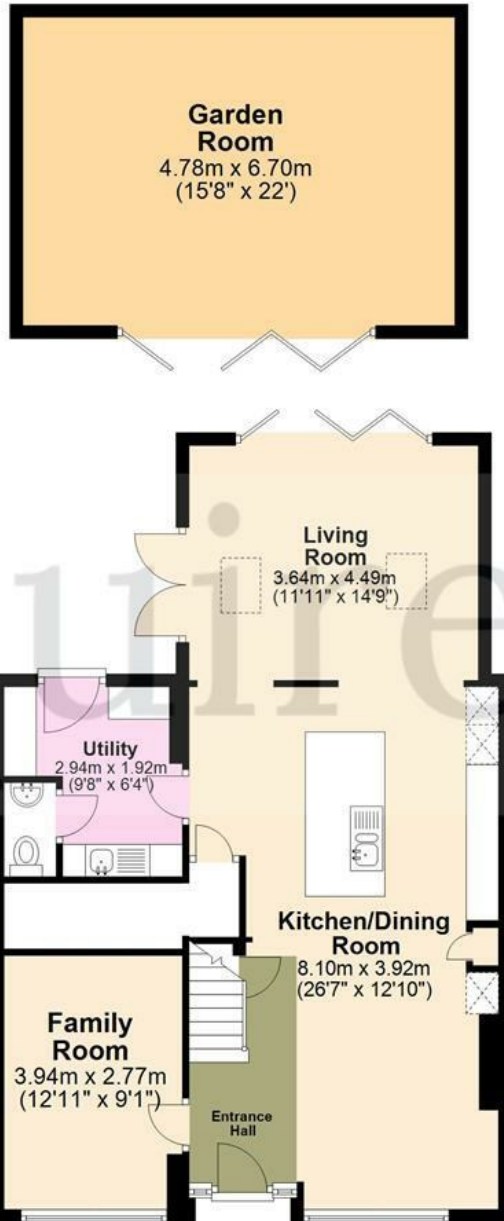


Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.



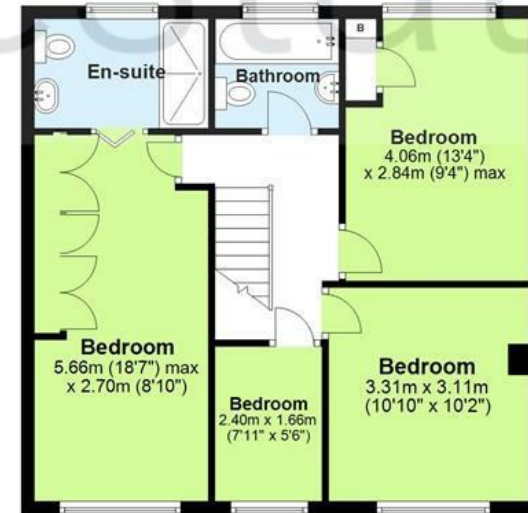
## Ground Floor

Approx. 110.2 sq. metres (1186.7 sq. feet)



## First Floor

Approx. 57.3 sq. metres (616.5 sq. feet)



Total area: approx. 167.5 sq. metres (1803.1 sq. feet)

The Floor Plan is not to Scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared with due diligence and whilst we have confidence in the information produced it should not be relied upon. Maximum lengths and widths are represented on the plan. If there are any aspects of particular importance, you should carry out or commission your own inspection of the property. Copyright © SKMSTUDIO

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