



**FOR
SALE**

Park View Road, Berkhamsted
£950,000

squire | estates

Charming Detached Home in the Heart of Berkhamsted

Rarely available, this delightful, detached home is situated within walking distance of Berkhamsted High Street and the train station, offering both convenience and character. With ample driveway parking for multiple vehicles, this property is perfect for those seeking a blend of charm and modern living.

Inside, the home exudes warmth, featuring a cosy lounge at the front and a spacious open-plan kitchen/dining/snug area at the rear, seamlessly connecting to the beautiful cottage-style garden. The modern kitchen is fitted with contemporary units and appliances, with an additional door leading to a very convenient recently built utility room, offering ample space for a washing machine, dryer, freezer, and more. A cloakroom completes the ground floor.

Upstairs, there are three well-sized bedrooms, including two doubles and a comfortable single, all served by a family bathroom.

The charming rear garden provides a peaceful retreat and includes a dedicated home office, ideal for remote working or a creative space.

Berkhamsted is a highly sought-after market town, offering a direct train line to London Euston, a fantastic selection of boutiques, cafés, and restaurants, along with a Marks & Spencer Food Hall and a vibrant Saturday market in the town centre.

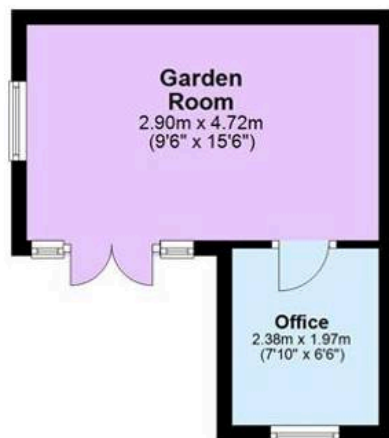
A truly special home in a prime location—early viewings are highly recommended

- Potential to extend the 1st floor STPP
- Large utility room
- Close to Berkhamsted High Street
- Off road driveway parking for 2/3 cars
- Walking distance to Berkhamsted station
- Home office in garden
- Charming detached three bedroom home in the heart of Berkhamsted
- Cottage garden
- Three bedrooms
- Open kitchen breakfast room / snug with access to rear garden



Ground Floor

Approx. 86.1 sq. metres (926.9 sq. feet)



First Floor

Approx. 44.7 sq. metres (480.7 sq. feet)



Total area: approx. 130.8 sq. metres (1407.6 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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