



18 Oakfield, Rickmansworth, WD3 8LP

Guide price £530,000 Freehold

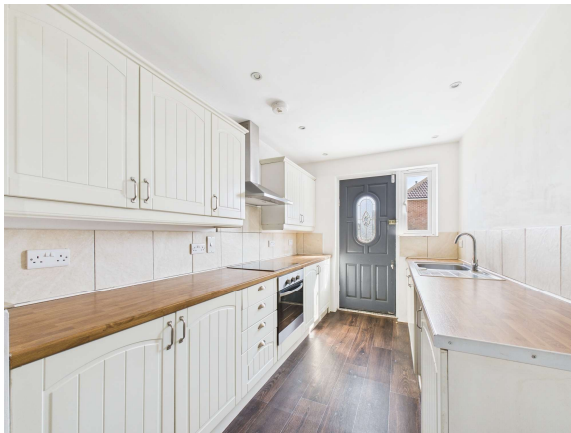
sewell &
gardner

About the property

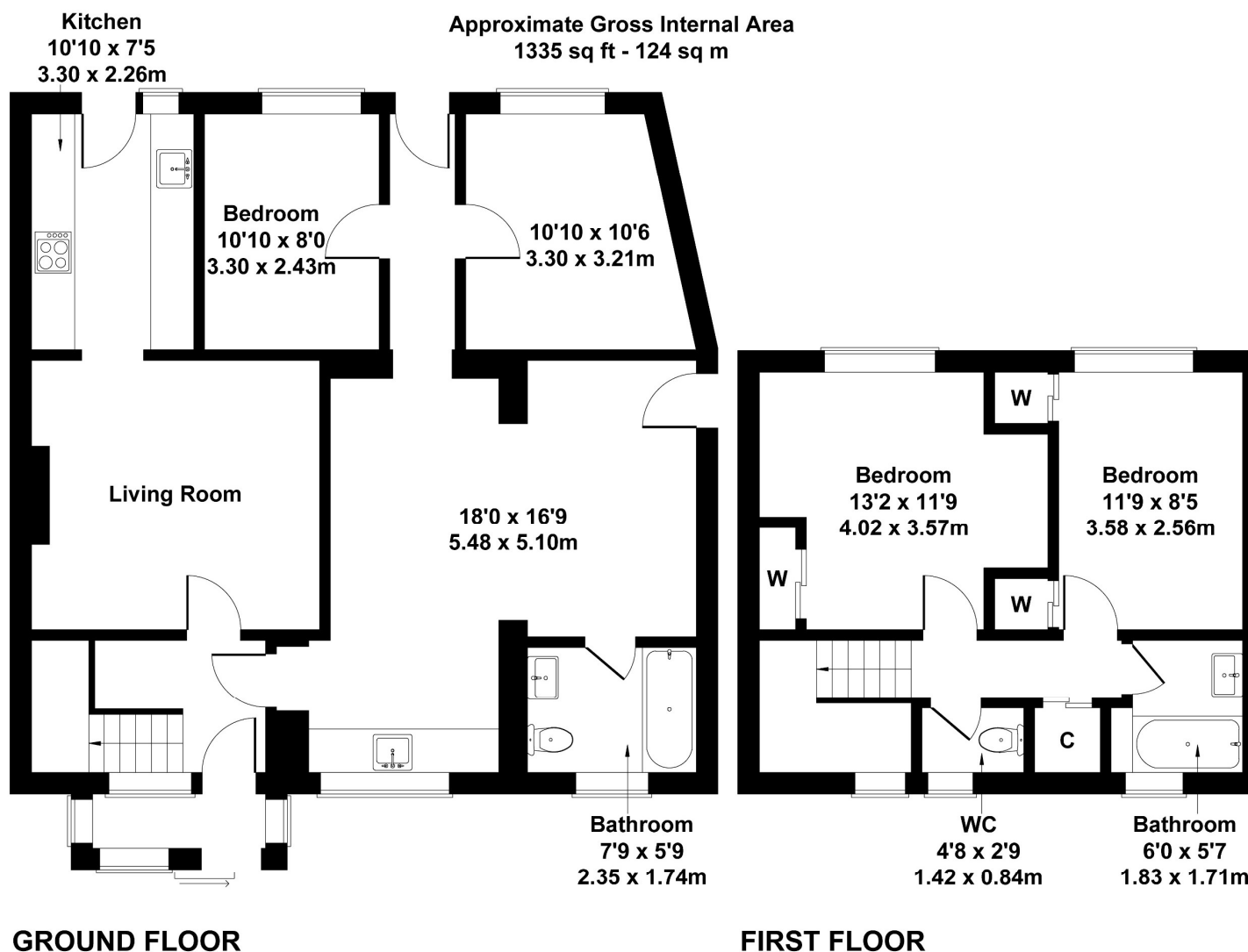
An exceptional 4 bedroom, semi-detached home with large annexe situated in Oakfield, Rickmansworth.

The main property comprises entrance porch, hallway, living room with feature fireplace and fully fitted kitchen. Upstairs there are two spacious double bedrooms, both with built-in wardrobes, family bathroom, separate WC and storage cupboard.

The annexe can be accessed via the hallway or via it's own front door and comprises large open plan living/work area, bathroom and hallway leading to two bedrooms. The South facing garden is beautifully maintained and comprises patio and artificially lawned areas and to the front of the property is gated driveway parking.



- Four bedroom semi-detached home
- Large annexe
- Well maintained garden
- South facing garden
- Gated driveway parking
- Close to excellent schools



Not to Scale. Produced by The Plan Portal 2024
For Illustrative Purposes Only.

To view this property, contact us on-

T: 01923 776400 E: ricky@sewellgardner.com

165-167 High Street, Rickmansworth, WD3 1AY



Local Authority: Three Rivers District Council
 Council Tax: C
 Approximate floor area: 1,335 sq ft
 Tenure: Freehold

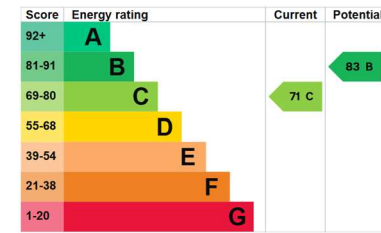
Nearest Station: 1.4 miles to Rickmansworth
 Distance to Town Centre: 1.3 miles to Rickmansworth
 Nearest Motorway: 1.3 miles to M25

Area Information

Rickmansworth has plenty of countryside nearby for walks and cycling but is also close enough to London to offer residents the chance of the hustle and bustle of the big city. One of Rickmansworth's most popular destinations is the 41 hectares of Local Nature Reserve the Aquadrome, with Lakes, woodland, children's play area and the popular Café in the Park. There are plenty of leisure facilities within the area including an array of golf courses, health clubs and swimming pools.

There are multitude of local shops in Rickmansworth including smaller boutiques and larger High Street chains such as Marks & Spencer, WHSmiths, Boots and a large Waitrose. Restaurants such as Zaza's are available as well as gastro pub dining including the Feathers which will offer a more traditional menu. For further retail therapy, the Watford Intu shopping centre is 15 minutes by car.

There are many Good and Outstanding primary, secondary and independent schools in the area such as Arnett Hills JMI, Chorleywood Primary School, Royal Masonic School and Rickmansworth School, making it a desirable area for families.



Every care has been taken to ensure that the details in this brochure represent an accurate description of the property. However, we wish to inform prospective purchasers that these sales particulars are a general guide and none of the statements or dimensions should be relied upon as statements of representation or fact. Transparency of referral fees: We're legally required to inform you that we receive referral income from the following solicitors and surveyors up to the value of £150.00 per transaction; Archer Rusby Solicitors LLP, Taylor Walton Solicitors, Hanney Dawkins & Jones Solicitors, The Partnership, & Woodward Surveyors. For financial services we recommend Severn Financial and one of our directors does have a vested interest in the business. We take an average referral fee of £90. We recommend these companies because we believe they offer an excellent service, however, you are not under any obligation to use them.

sewell &
gardner