



Briery Field, Chorleywood, WD3 5TG

Guide price: £800,000 Freehold

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About the property

This charming property offers light-filled and well-proportioned accommodation throughout. The welcoming entrance hall leads to a fully fitted kitchen and a spacious living room featuring a characterful fireplace—both enjoying picturesque views over the stunning, south-west facing rear garden.

The generous principal bedroom benefits from its own modern en-suite, whilst two further bedrooms are served by a contemporary family bathroom.

Outside, the property boasts an attractive front garden, a private driveway, and a garage. To the rear, a beautifully landscaped and secluded garden provides the perfect space for relaxing or entertaining.

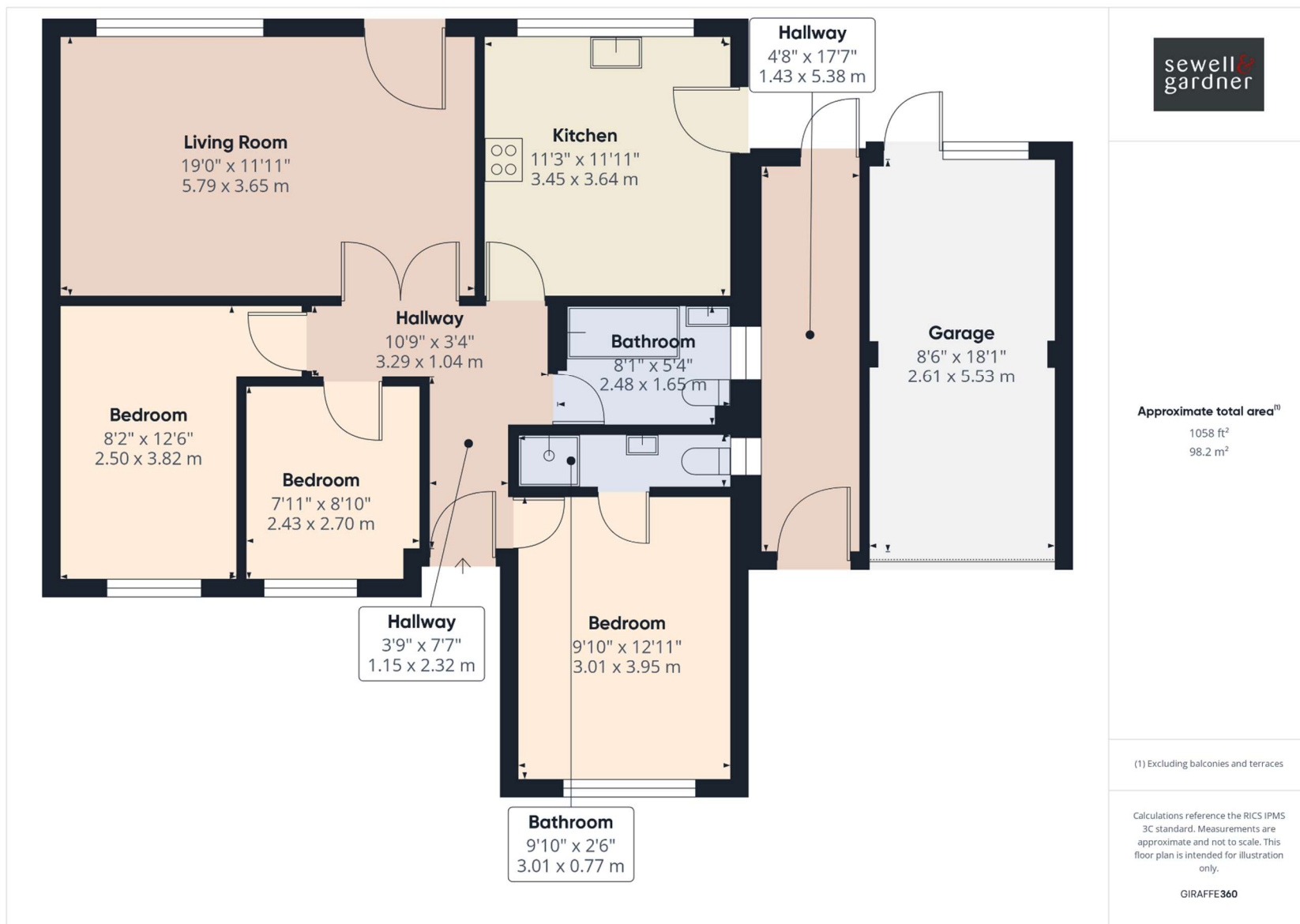
Offering excellent potential to extend (subject to the usual planning permissions), this delightful home presents an exciting opportunity in one of Chorleywood's most desirable locations.



- Three bedrooms
- Detached bungalow

- South-west facing garden
- Garage

- Driveway parking
- Potential to extend STPP



To view this property, contact us on-

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165-167 High Street, Rickmansworth, WD3 1AY



Area Information

Named one of the happiest places to live, Chorleywood has many beautiful aspects, including rolling landscapes, thriving local businesses and much sought-after schooling. One of the main features within the village is Chorleywood Common, 200 acres of woodland and open countryside, home to a vast array of wildlife and a great spot for bike rides, dog walks and sporting events. At the heart of the village you will find a high street filled with a range of local businesses, from coffee shops like Roots, to the popular home store Lords. There are also a number of local pubs like The Gate, The Rose and Crown and the Black Horse, offering locally sourced produce and a family friendly environment throughout the week. Chorleywood station provides a frequent metropolitan line and Chiltern turbo services to central London, in as little as 30 minutes. This key link into central London enables commuters as well as day trippers to venture into the capital. The M25 motorway is only a 5 minute drive from the village and will take you to Heathrow airport in as little as 20 minutes. The village also benefits from outstanding primary schools including Chorleywood Primary and Christ Church C of E. One of the top public secondary schools in the area, St Clement Danes is also located in the village. The mixed academy school provides its pupils with top of the range facilities in sports, science and performance arts along with many others.

Local Authority: Three Rivers District Council

Council Tax: Band F

Approximate Floor Area: 1,058 sq ft

Nearest Station: 1.4 miles to Chorleywood Station

Nearest Town Centre: 1.7 miles to Chorleywood

Nearest Motorway: 0.4 miles to M25



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		

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