



**BRADFORD
& HOWLEY**
HARPENDEN | MARSHALSWICK | ST ALBANS

Necton Road, Wheathampstead, AL4 8AT
Guide Price £750,000

Set within the peaceful and picturesque village of Wheathampstead, this beautifully designed detached family home offers the perfect balance of modern style, comfort, and practicality.

Ideally positioned close to central Harpenden, the property enjoys easy access to excellent schools, local amenities, and convenient transport links, all while retaining the tranquillity and charm of village life.

Upon entering, a welcoming hallway sets the tone for the rest of the home. The thoughtfully planned ground floor creates a wonderful sense of space and flow, comprising a guest cloakroom, a cosy and private sitting room, and a stunning open-plan kitchen/dining/family area. Bi-folding doors open seamlessly onto the private rear garden, making this sociable space ideal for both everyday family life and entertaining.

The first floor offers two generous double bedrooms. The principal bedroom which benefits from a stylish en-suite shower room, while the second is served by a luxurious and well-appointed family bathroom.

Occupying the entire top floor, is a further bedroom which could serve as an elegant guest bedroom which enjoys far-reaching views and a private en suite shower room, creating a peaceful retreat at the end of the day.

Outside, the landscaped rear garden provides a wonderful space for relaxation or play, complete with gated side access.

To the front, off-street parking and attractive planting enhance the home's kerb appeal. The property also benefits from solar panels.

Combining contemporary design with traditional comfort, this superb new home presents an exceptional opportunity for family living in one of Hertfordshire's most desirable village settings.

AGENTS NOTE: With this property, the new owner will have the opportunity to choose the carpets for the staircase, landing, and bedrooms.

Tenure: Freehold
Council Tax Band: TBC
EPC Rating: TBC



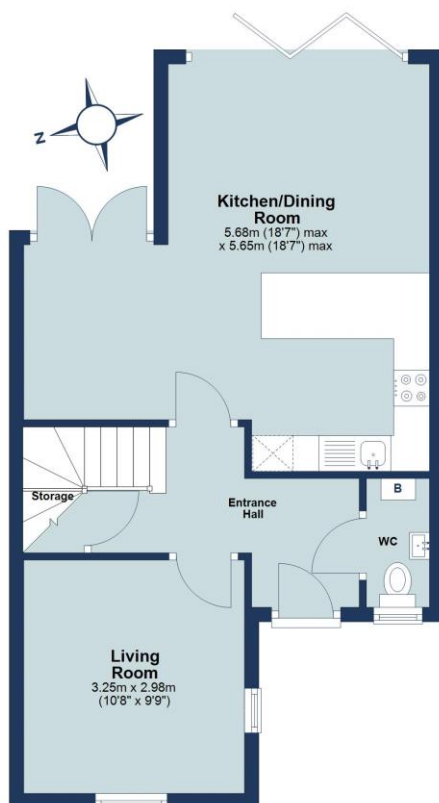






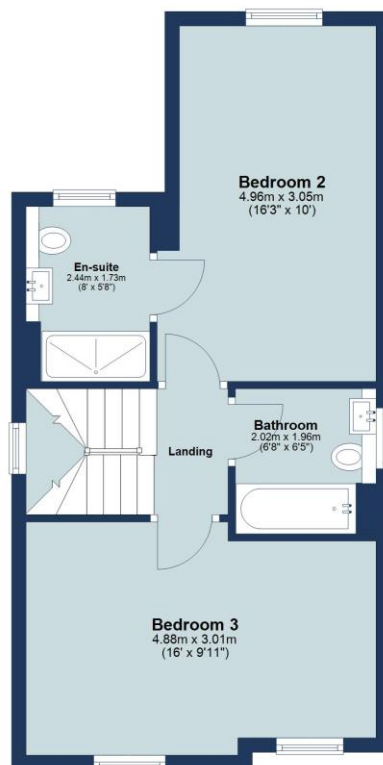
Ground Floor

Approx. 45.7 sq. metres (492.1 sq. feet)



First Floor

Approx. 43.7 sq. metres (470.7 sq. feet)



Second Floor

Approx. 21.4 sq. metres (230.4 sq. feet)



Total area: approx. 110.8 sq. metres (1193.1 sq. feet)

Floor plan is for marketing purposes only and is to be used as a guide.
Eaves not included in the total floor area.
Plan produced using PlanUp.

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