



47 Rickmansworth Road, Amersham, HP6 5JW

**£2,500 Per month**



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## Description

**VIDEO TOUR AVAILABLE:** This spacious three bedroom semi-detached home offers so much for the family, located right in the heart of Amersham.

The front door opens to a spacious hallway providing access to the front living room, rear kitchen/dining room, and the ground floor WC. The living room to the front is bright and spacious, with a bay window and lovely ceiling height. At the rear of the house a fantastic family live/dine/kitchen space has been created that overlooks the garden. The kitchen is fully fitted with gas hob and electric oven. An undercounter fridge and dishwasher are provided but the Landlord will not maintain or replace. There is plenty of space for a further American fridge freezer. The ground floor WC also houses space for the washing machine and a drier.

Upstairs, the bright landing leads to two large double bedrooms. The third bedroom is a good sized single room. The bathroom is modern with bath/shower over, wc and basin and is in excellent order. The rear garden is low maintenance with a patio area and the rest laid to lawn. There are some outbuildings available for storage. To the front is an area for off street parking, but please note the kerb has not been dropped. The house is fitted with gas central heating and double glazing. EPC rating D. Council Tax Band E.

This home is ideal for a family looking to be close to the excellent schooling in Amersham such as Dr Challoner Grammar Schools & Chestnut Lane. Located minutes' walk to Amersham Town Centre where you have access to Met line and Chiltern Railways. Amersham On-The-Hill and Old Amersham have a great range of shops, boutiques, bars, restaurants and cafes, as well as your day-to-day shopping requirements.

Available early September on an unfurnished basis

Unfurnished

Council Tax Band: E

Available: 5th September 2026



Floor Plans

