



Becks Close | Markyate

Town & Country

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A wonderful three bedroom home with a landscaped garden situated in the historic village of Markyate.

The property is very well presented and offers a fantastic living accommodation which includes a conservatory and the potential to extend subject to planning permission. Perfect for families looking for a new home whilst still being in catchment for Harpenden schools.

Internally, you enter into the porch and then are greeted by a characterful living room which feels homely and peaceful. There is a dining area which has ample space for a family dinner table and a kitchen just around the corner from the dining space. To the rear of the house is the conservatory which looks out onto the beautifully landscaped rear garden. Upstairs, there are three generously sized bedrooms as well as a family bathroom and extra storage. The loft is boarded with a ladder attached and this is where the brand new boiler is also located.

Externally, the property has a charming frontage and has a driveway for parking and also a garage. The rear garden has been landscaped to allow sociable summer evenings with the seated area and hot tub, but also being easy to maintain all year round.

Becks Close is located within walking distance to the village and local amenities including shops, a pub, a doctors surgery and a gym. It offers fantastic transport links to London with the M1 and train links and catchment to local schools including Wood End, Harpenden.



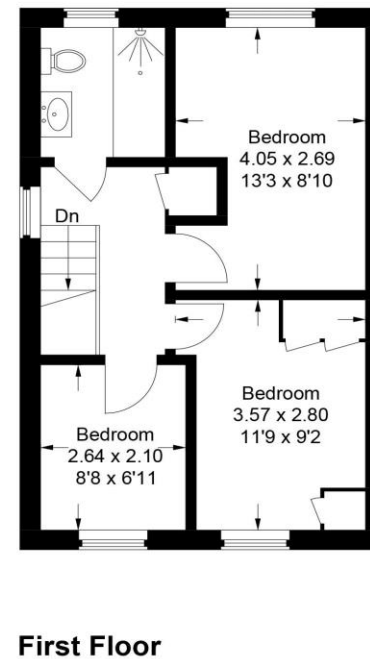
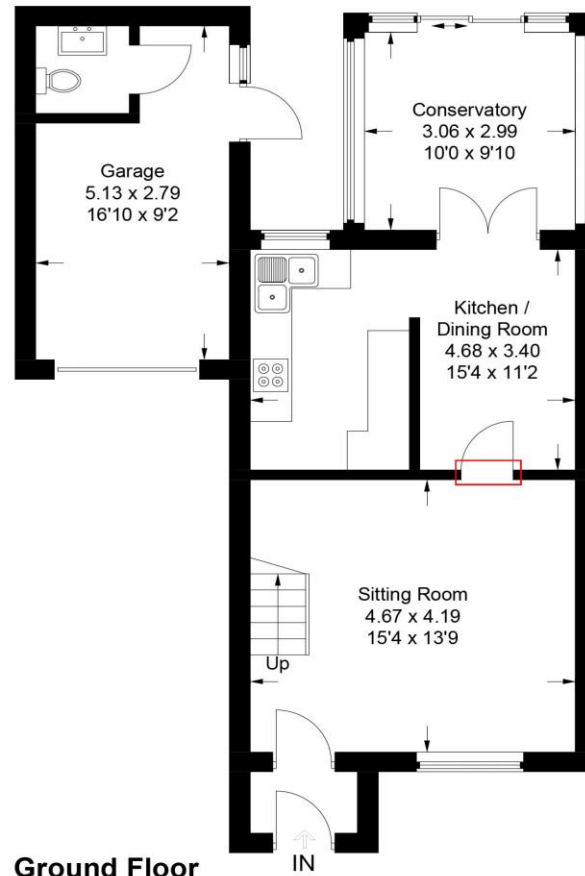
- Three Bedroom House
- Driveway
- Village Location
- Conservatory
- Garage
- Freehold
- Close to Local Amenities
- Characterfully Decorated



Tenure: Freehold
EPC Rating: C
Council Tax Band: D
Local Authority: Dacorum



Approximate Gross Internal Area
 Ground Floor = 48.9 sq m / 526 sq ft
 First Floor = 36.4 sq m / 392 sq ft
 Garage = 14.5 sq m / 156 sq ft
 Total = 99.8 sq m / 1,074 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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