



Miswell Lane, TRING HP23 4DR



This enchanting Victorian home is filled to the brim with charming character and offers versatile accommodation of over 1500 sqft plus a summer house at the bottom of the garden fully equipped with electricity and ethernet cable....ideal for a home office, studio or as a peaceful retreat.

The Property

The house is set behind a secluded front garden with a picket fence and mature shrubs (there is a dropped kerb directly in front of the garden where the previous owner parked off road- now a front garden). A gated side passage gives exclusive access to the rear garden and offers additional storage. As soon as you step inside you will feel a sense of tranquillity and peace. Stairs rise to the first floor from the entrance hall, and a door opens to the living rooms. The sitting room features a wide bay sash window, exposed floorboards and a working fireplace. The living room is a lovely sociable space for family and friends to gather, and connects to the kitchen and dining room/conservatory; ideal for entertaining or just to relax and while away the day. The kitchen is fitted with plenty of cabinets and work top space and has a vaulted ceiling which enhances the feeling of space here. Double glazed French doors open to the garden. The dining room can be accessed directly from the kitchen, second double glazed French doors also open to the garden. There is a basement, with a double glazed sash window, which offers any number of uses.....a study/office for those working from home, gym, fourth bedroom or a cosy snug/music room. The first floor is home to two double bedrooms and a spacious family bathroom. Stairs to the top floor lead to the principal bedroom and en-suite shower room. Excellent easily accessible eaves storage. The rear garden is a delight, a haven of green. There is a stone paved patio, lawn, mature trees and the afore mentioned summerhouse with a shed to its rear and secret patio behind. It's easy to imagine pottering about or lazing in the summerhouse or entertaining on the patio. This exceptional home really needs to be viewed to be appreciated.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





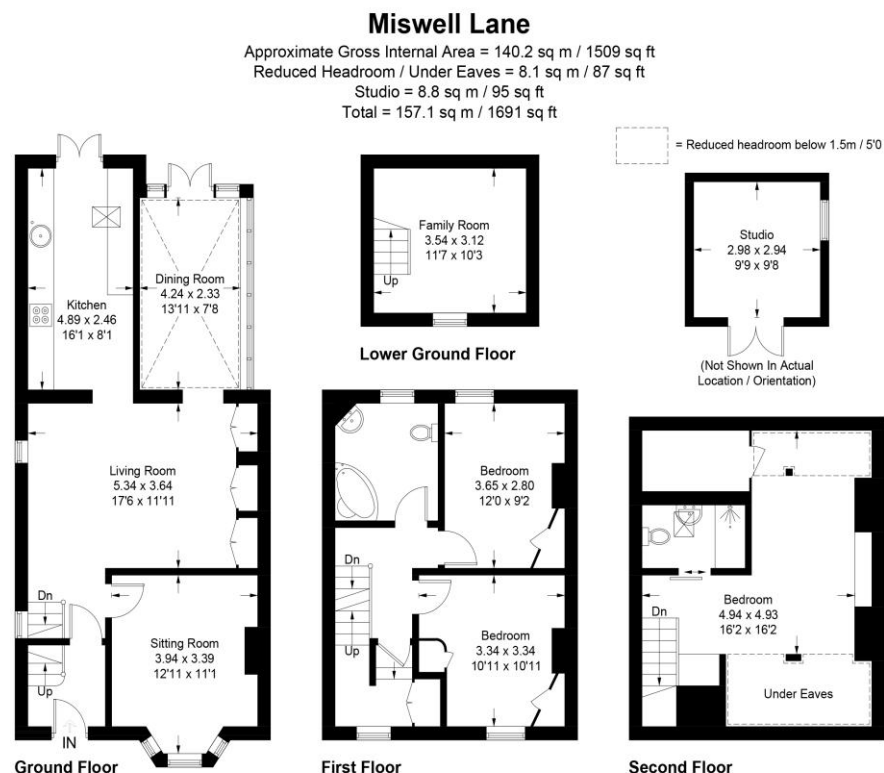
welcome to Miswell Lane, TRING

- Victorian cottage with secluded garden
- Dropped kerb to front with potential for off road parking
- Three/four double bedrooms & two bathrooms
- Gorgeous, private and natural garden, over 80ft, with summerhouse & shed
- Versatile layout

Tenure: Freehold EPC Rating: D
Council Tax Band: E

guide price
£725,000

A delightful character Victorian home with three double bedrooms, in a highly desirable location in Tring, offering over 1500 sqft of accommodation.



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. (ID1330728)

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Property Reference:
TRG108417 - 0005

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