



JOHN ROBERTS & Co  
estate agents



34 St. Peters Way, Chorleywood, WD3 5QE

Guide Price £1,750,000



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# 34 St. Peters Way

## Chorleywood, WD3 5QE

- IMMACULATE FIVE BEDROOM FAMILY HOME IN HIGHLY DESIRABLE LOCATION
- IMPRESSIVE OPEN PLAN KITCHEN/DINING/SITTING ROOM WITH BI-FOLD DOORS TO GARDEN
- UTILITY/LAUNDRY ROOM
- DELIGHTFUL LANDSCAPED GARDENS AND TERRACE WITH ATTRACTIVE GARDEN ROOM/GYM
- WALKING DISTANCE TO STATION, SHOPS AND EXCELLENT SCHOOLS
- BESPOKE HAND-PAINTED KITCHEN WITH RANGE COOKER AND QUOOKER TAP
- TWO BEAUTIFUL RECEPTIONS ROOMS WITH FEATURE FIREPLACES
- WELL APPOINTED BATHROOM & SHOWER ROOM
- SINGLE GARAGE WITH ELECTRIC DOOR AND AMPLE OFF-STREET PARKING
- EPC: D

An immaculately presented family home in a sought-after quiet road close to the village, station and popular schools.

The oak front door with additional glazed panels allow light to fill the spacious entrance hall; wooden flooring, and a well-appointed ground floor cloakroom.

This impressive property has been thoughtfully extended to create an open plan kitchen/dining/sitting room and study area with bi-fold doors leading to a delightful, secluded garden.

The bespoke hand painted kitchen at the heart of this beautiful home includes a generous sized island with wine cooler; stainless steel Britannia range cooker with six burners and electric double oven; Quooker® tap and integrated dishwasher, Neff microwave and warming drawer.

Two reception rooms, both with feature fireplaces. The front aspect sitting room has a bay window with shutters. Glazed bi-fold doors from the second reception lead into the kitchen/ dining/ family room. Utility/laundry room with access to the garden and plant room to rear of the garage, provides additional storage.

Carpeted stairs and contemporary oak and glazed staircase to the first floor with four delightful double bedrooms, all with built-in wardrobes. The fifth bedroom is currently fitted as a dressing room. Bedroom one has a bay window, shutters and extensive built-in wardrobes.

Beautifully appointed fully tiled bath/shower room and an additional shower room. Loft access on landing.

To the front the block paved driveway provides off-street parking for five cars. Single alarmed garage with electric roller door. Electric charging point.

To the rear the landscaped garden is a particular feature of this outstanding property, meticulously maintained and well stocked with mature planting for year-round interest. A stunning paved terrace spanning the entire width of the garden has space for both relaxing and outdoor dining.

An attractive garden room by London Timber Buildings, currently a gym, could also be a perfect home office.



### SITUATION

This property is close to Chorleywood village centre, with its varied shopping facilities and railway station which provides a Chiltern Line/Met Line service into London. For those who drive, there is access to the M25 at junctions 17 and 18. Schooling, both state and private, is available within the district and surrounding areas. Leisure facilities are numerous, including several well-known golf courses, such as nearby Moor Park. Equestrian pursuits are also well catered for.

### VIEWINGS

By appointment only please via the Vendors' Agents, John Roberts & Co. 47B, Lower Road, Chorleywood, Herts WD3 5LQ. Tel. 01923 285123.

Opening times: Monday to Friday 9:00am to 6:00pm  
Saturday 9:00am to 4:00pm.

### TENURE

Freehold

### COUNCIL TAX

Three Rivers District Council  
Band G: £3,860.17 (2025-2026)





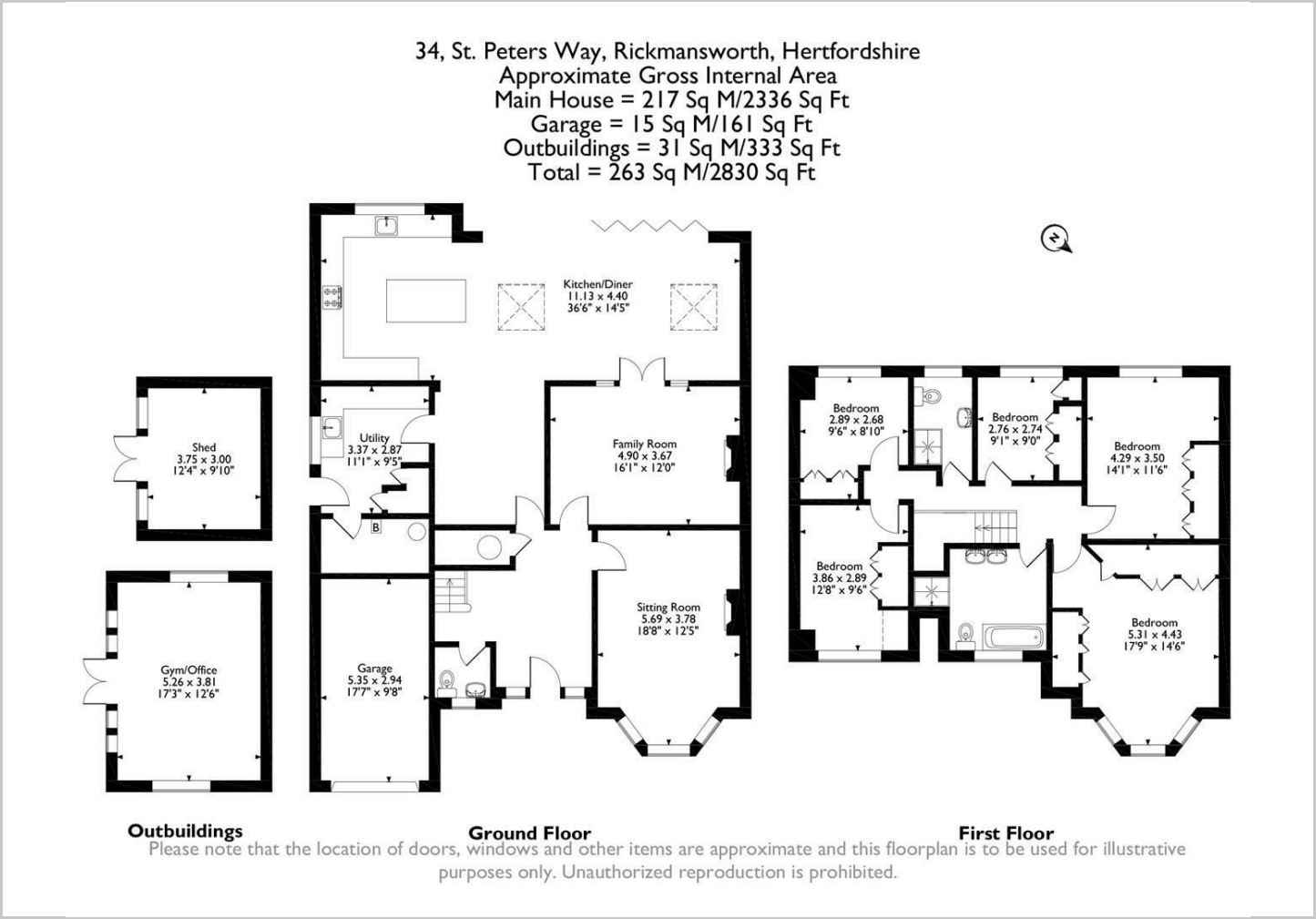








Floor Plans



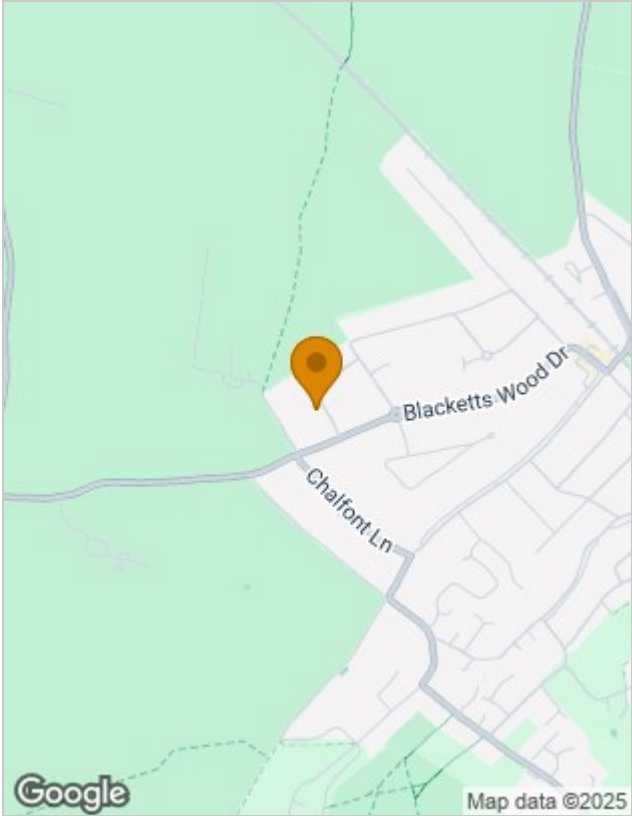
Viewings

Please contact our John Roberts & Co Office on 01923 285 123 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

47B Lower Road, Chorleywood, Hertfordshire, WD3 5LQ  
Tel: 01923 285 123 Email: james.newman@johnroberts.co.uk <https://www.johnroberts.co.uk>

Location Map



Energy Performance Graph

