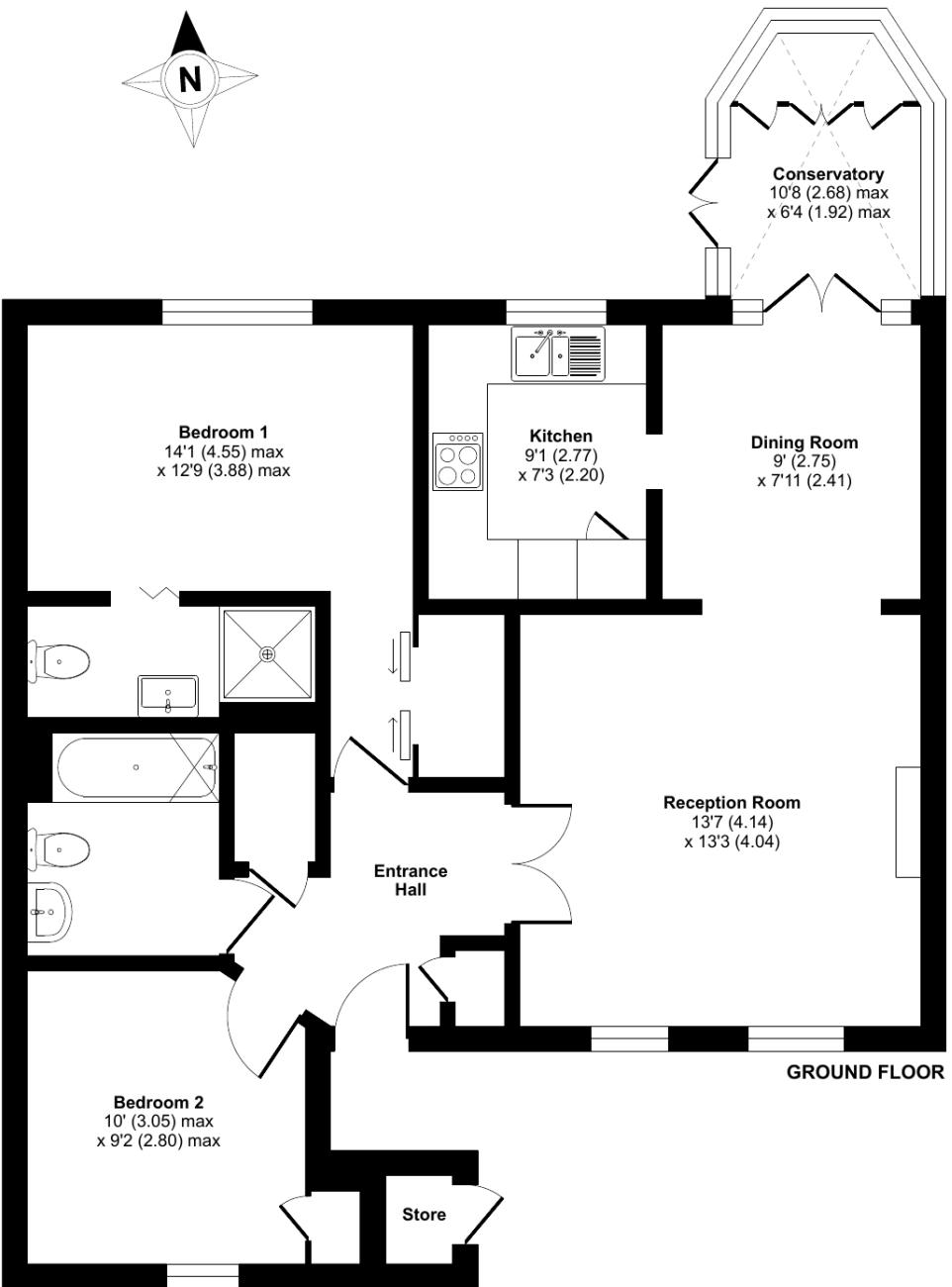


## Whybrow Gardens, Berkhamsted, HP4

Approximate Area = 815 sq ft / 75.7 sq m  
Outbuilding = 6 sq ft / 0.5 sq m  
Total = 821 sq ft / 76.2 sq m  
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2025. Produced for Retirement Security Limited. REF: 1247614

**Talk to the team today to find out more:**

01923 913 864  
CastleVillageSales@retirementvillages.co.uk



# Castle Village

RETIREMENT  
VILLAGES

*A real sense of togetherness set within 28 acres of gardens*



## 9 Whybrow Gardens

*A very well presented two bedroom semi detached bungalow, with two reception rooms and a conservatory, enjoying direct access to a south facing patio and gardens.*

**£550,000**  
Other charges apply  
**Leasehold**



2 Bedrooms



2 Bathrooms



Bungalow



Private Terrace

**Key features:**

- **Two Bedroom Bungalow**
- **South Facing Patio**
- **Close to the Mansion/Clubhouse**
- **EPC Rating: D**



A very well presented two bedroom semi detached bungalow, with two reception rooms and a conservatory, enjoying direct access to a south facing patio and gardens, all of which is situated within the prestigious Castle Village retirement development [exclusively for the over 55's], which is centred around a magnificent Grade II listed Mansion House and 28 acres of fabulous landscaped gardens.

The service charge includes extensive services including estate management, building maintenance, grounds care, insurance, communal area utilities, external maintenance, and window cleaning. It also covers one hour of weekly domestic cleaning which includes a weekly collection of all bed linen, which is cleaned ironed and returned to the property. Properties are equipped with emergency call systems, backed by 24/7 on-site health professionals, and a weekly on-site GP surgery for consultations and prescriptions, offering residents peace of mind and convenience.

## Renowned for its vibrant and varied social life, there is a real sense of togetherness at Castle Village.

*Packed full of amenities and features:*

- **28 acres of land on your doorstep**
- **A busy calendar of resident events**
- **Grade II Listed mansion at the heart of the community**
- **Sun terrace and games lawn**
- **Pets are more than welcome!**

Castle Village is located on the outskirts of Berkhamsted, a popular and affluent commuter town with all the facilities you would expect of a thriving community. It's the perfect location from which to explore the wider area, with easy links to St Albans and London, as well as miles of countryside on your doorstep.

