





**Offers in Excess of
£350,000**

Situated within walking distance to Hemel old town and it's lovely High Street, this three bedroom family home is offered in excellent condition throughout and briefly comprises an entrance hall with downstairs cloakroom, a spacious lounge dining room and fitted kitchen, Whilst to the first floor can be found three generous bedrooms and a family bathroom, With enclosed low maintenance gardens and ample parking.

Property Description

Entrance Hall

UPVC double glazed front door opens to the entrance hall, stairs to the first floor, under stairs storage cupboard, recessed spot lighting, radiator, cupboard housing meters and fuse board.

Cloakroom

Comprising a low level WC wash hand basin, radiator, double glazed window to the front.

Kitchen

Fitted with a range of base and eye level storage units, work surface areas with an inset single drainer sink unit with mixer tap set below a double glazed window to the front, tiled surrounds, plumbing and space for washing machine, radiator.

Landing

Stairs to the first floor with access to the part boarded loft space, radiator.

Bedroom One

Double glazed window to the front, built in wardrobes, radiator

Bedroom Two

Double glazed window to the rear, built in wardrobe, radiator.

Bedroom Three

Double glazed window to the rear, radiator.

Bathroom

A white three piece suite comprising a low level WC, wash hand basin, panel bath with mixer tap and power shower over, tiled surrounds, double glazed window to the front, radiator, recessed spot lighting.

Outside

Front Garden

Outside storage shed, outside cold water tap and light.

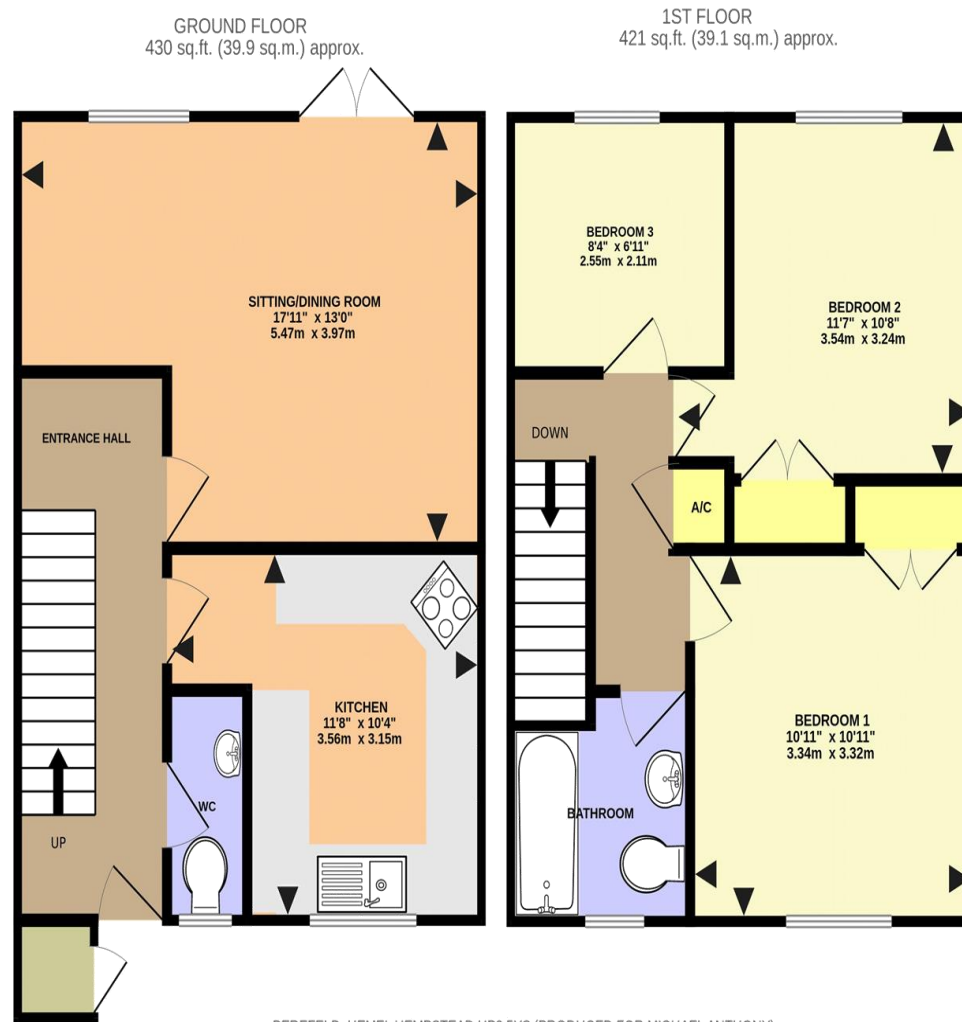
Rear Garden

A fully enclosed rear garden laid for ease of maintenance, outside light.

Parking

Ample parking spaces within the Cul De Sac.





BEREFELD, HEMEL HEMPSTEAD HP2 5YS (PRODUCED FOR MICHAEL ANTHONY)

TOTAL FLOOR AREA: 851 sq.ft. (79.0 sq.m.) approx.

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MONEY LAUNDERING REGULATIONS 2017 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

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