





£475,000

Set in a tucked away, sought after development built in 2014 in the Leverstock Green area close to the M1 motorway, this beautifully presented two bedroom house has been well maintained by the current owner. Comprising open plan living space including a fully fitted kitchen with breakfast bar, doors opening to the landscaped, low maintenance garden, two double bedrooms with fitted wardrobes, stunning modern bathroom and a garage.

Property Description

ENTRANCE

Front door with storm porch over to:

ENTRANCE HALL

Radiator, stairs rising to first floor, opening to kitchen and living room, door to WC.

KITCHEN

Double glazed window fitted with shutters to front aspect. Fitted with a range of wall-mounted and floor standing units with rolled edge work surface over, integrated double oven and gas hob with extractor fan over, stainless steel sink, integrated under counter fridge and freezer, integrated dishwasher and washer/dryer, breakfast bar.

LOUNGE

Double glazed windows and doors to rear. Radiator, under stairs storage cupboard.

LANDING

Access to loft space, doors to:

BEDROOM ONE

Two double glazed windows to rear aspect fitted with shutters. A range of built-in wardrobes and storage, radiator.

BEDROOM TWO

Two double glazed windows to front aspect fitted with shutters. Radiator, a range of built-in wardrobes, storage cupboard.

BATHROOM

Low level WC, pedestal hand wash basin, panel bath with shower over, tiled walls and floor. Extractor fan.

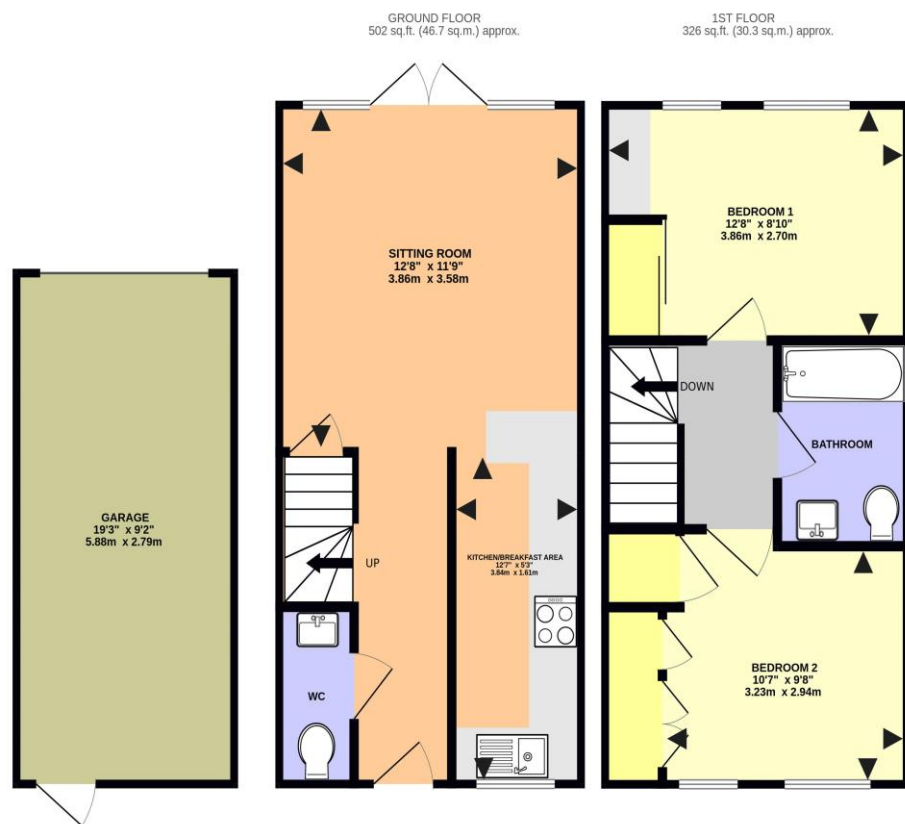
OUTSIDE

GARAGE

Garage in a nearby block with power and lighting, roller shutter door.

REAR GARDEN

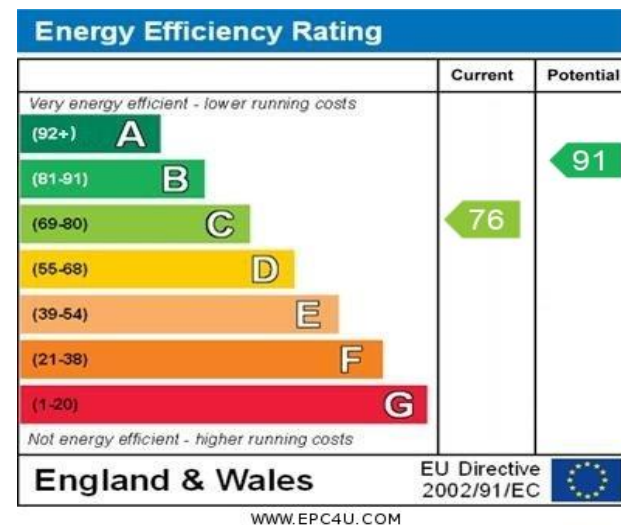
A low maintenance, landscaped rear garden laid to patio and artificial grass. Door to garage,



KINGCUP AVENUE, HEMEL HEMPSTEAD HP2 4GF (PRODUCED FOR MICHAEL ANTHONY)

TOTAL FLOOR AREA: 828 sq.ft. (76.9 sq.m.) approx.

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