



Little Orchard
Hemel Hempstead, HP2 7XL

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Nestled in a serene and peaceful cul-de-sac in the heart of Adeyfield this charming modern THREE/FOUR bedroom home offers a tranquil retreat from the hustle and bustle of everyday life.

The kitchen is a cook's delight, featuring modern integrated appliances with ample storage and plenty of work surface space making meal preparation a breeze. From the lounge/diner, there is access to the converted garage, currently used as a fourth bedroom, providing versatile living space ideal for guests, a home office, or a playroom.

Upstairs, you will find three generously sized bedrooms. The principal bedroom is complete with fitted wardrobes, offering plenty of storage space. The family bathroom is well-appointed, featuring a bath with Aquiliza shower over, a pedestal sink, and a WC.

Outside, the property boasts a very private, low-maintenance rear garden, perfect for enjoying peaceful moments of relaxation. To the front, there is a driveway, providing convenient off-road parking.

This home is ideal for anyone seeking a quiet and comfortable living space, with flexible room options to suit your needs. Don't miss the opportunity to make this peaceful haven your own.

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.



Features

- Three/Four bedrooms
- CHAIN FREE
- Quiet cul-de-sac
- Adeyfield
- Downstairs WC
- Driveway for ONE car
- Close to local shops

To Book a Viewing

Please contact Squire Estates on 01442 233533.

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			84
(69-80) C		70	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

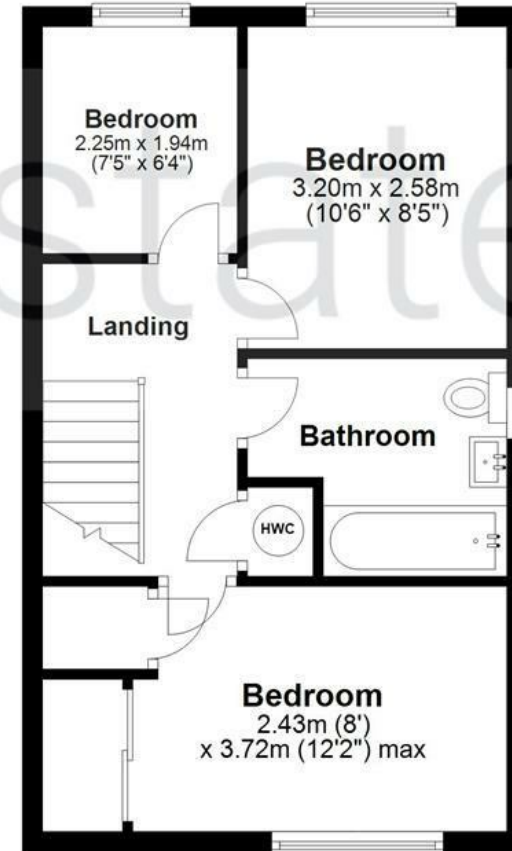
Ground Floor

Approx. 49.4 sq. metres (532.0 sq. feet)



First Floor

Approx. 36.9 sq. metres (396.7 sq. feet)



Total area: approx. 86.3 sq. metres (928.7 sq. feet)

Disclaimer - Floor plan is for marketing purposes only and is to be used as a guide - SKM Studio
Plan produced using PlanUp.



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