



Boxted Road, Hemel Hempstead

Guide Price £365,000



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Located in a highly desirable area and within the catchment for outstanding Ofsted-rated primary and secondary schools, this beautifully presented two double bedroom home offers modern living with excellent transport links and low-maintenance outdoor space.

Upon entering, you're welcomed into a spacious living room, perfect for relaxing or entertaining. This leads seamlessly into a contemporary kitchen featuring sleek white cupboards, contrasting black worktops, and plenty of storage. Just off the kitchen, there's a separate utility area, complete with a large storage cupboard – ideal for keeping household essentials tucked away.

Upstairs, the property boasts two generous double bedrooms, one of which benefits from a built-in cupboard. The modern bathroom is finished in neutral tiles and features a shower over the bath. A separate WC adds convenience for busy households. Freshly decorated throughout in modern, neutral tones, the property is ready for immediate occupation.

Outside, the south-facing rear garden is fully patioed, offering a stylish and low-maintenance space perfect for al fresco dining and entertaining. There is also rear access to a shared alleyway, providing practicality alongside charm.

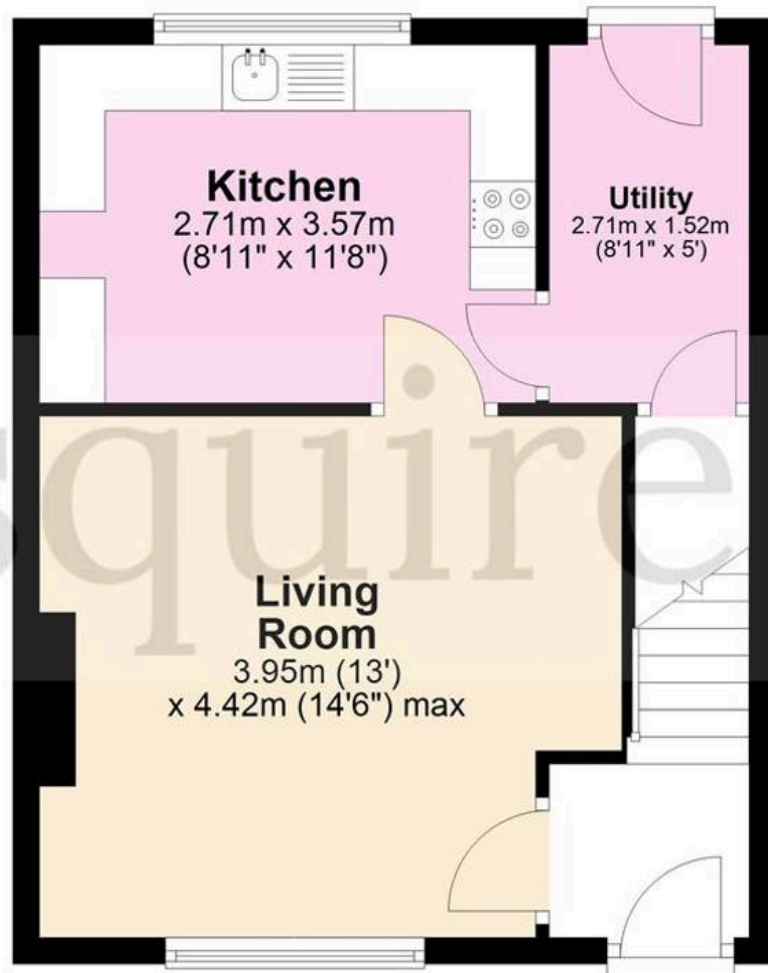
Early viewing is highly recommended to appreciate all this lovely home has to offer.

Further benefits include off-road parking, proximity to a range of local amenities, excellent bus links to the town centre, and easy access to the local train



Ground Floor

Approx. 35.9 sq. metres (385.9 sq. feet)



First Floor

Approx. 35.6 sq. metres (383.4 sq. feet)



Total area: approx. 71.5 sq. metres (769.4 sq. feet)

The Floor Plan is not to Scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared with due diligence and whilst we have confidence in the information produced it should not be relied upon. Maximum lengths and widths are represented on the plan. If there are any aspects of particular importance, you should carry out or commission your own inspection of the property.

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