Laidon Square , Hemel Hempstead, HP2 6PE
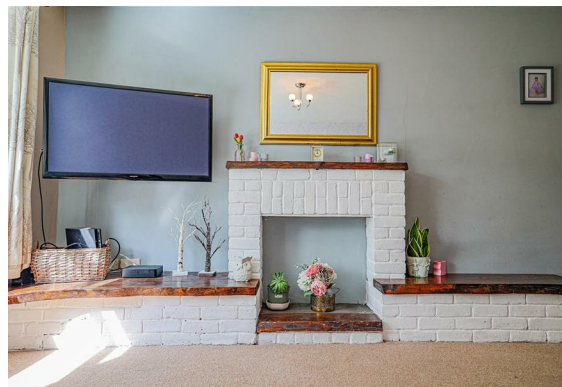
Guide price £400,000

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Laidon Square, Hemel Hempstead, HP2 6PE

- Two Reception Rooms
- Ground Floor W.C
- Allocated Parking Space
- Approx 40 Feet Private Rear Garden
- Council Tax Band - C
- EPC Rating - C

Welcome to this charming end terrace house located in the desirable Laidon Square, Hemel Hempstead. This property boasts two spacious reception rooms, perfect for entertaining guests or simply relaxing with your family. With three cosy bedrooms, there's plenty of space for everyone to enjoy.

Built in 1975, this house exudes character and charm while offering modern amenities for comfortable living. The ground floor W.C adds convenience to your daily
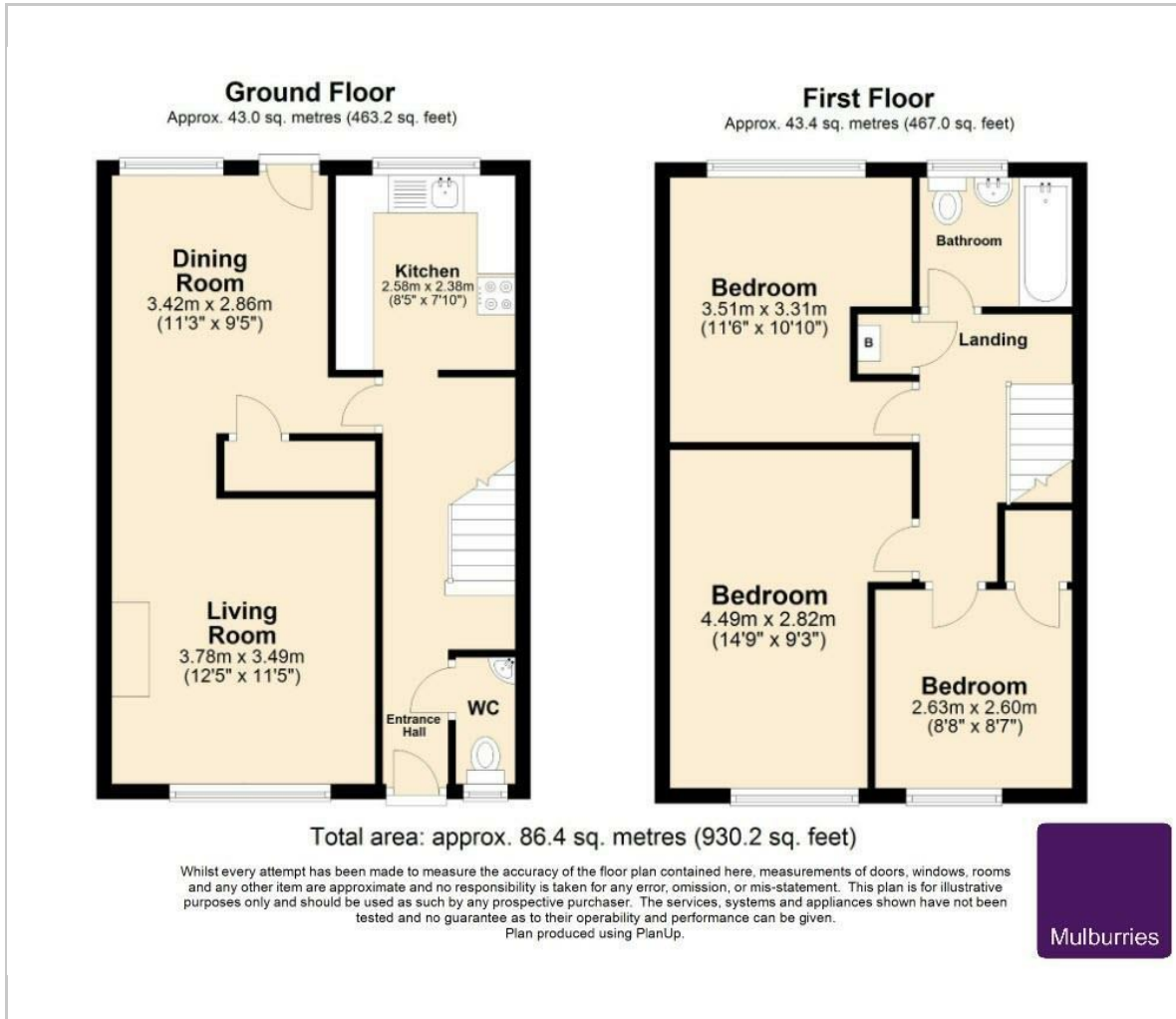
routine, and the 930 sq ft of living space provides ample room for all your needs.

One of the highlights of this property is the approximately 40-foot private garden, where you can unwind in the fresh air or host delightful outdoor gatherings. Additionally, the allocated parking space ensures that you never have to worry about finding parking after a long day.

Don't miss the opportunity to make this lovely house your home. Contact us today to arrange a viewing and envision yourself living in this wonderful property in Hemel Hempstead.

Floor Plan

Ground Floor
Approx. 43.0 sq. metres (463.2 sq. feet)

Dining Room
3.42m x 2.86m
(11'3" x 9'5")

Kitchen
2.58m x 2.38m
(8'5" x 7'10")

Living Room
3.78m x 3.49m
(12'5" x 11'5")

WC

Entrance Hall

First Floor
Approx. 43.4 sq. metres (467.0 sq. feet)

Bathroom

Bedroom
3.51m x 3.31m
(11'6" x 10'10")

Landing

Bedroom
4.49m x 2.82m
(14'9" x 9'3")

Bedroom
2.63m x 2.60m
(8'8" x 8'7")

Total area: approx. 86.4 sq. metres (930.2 sq. feet)

Whilst every attempt has been made to measure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability and performance can be given.
Plan produced using PlanUp.

Mulburries

Area Map

Map data ©2024

Energy Efficiency Graph

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		85
(69-80) C	73	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

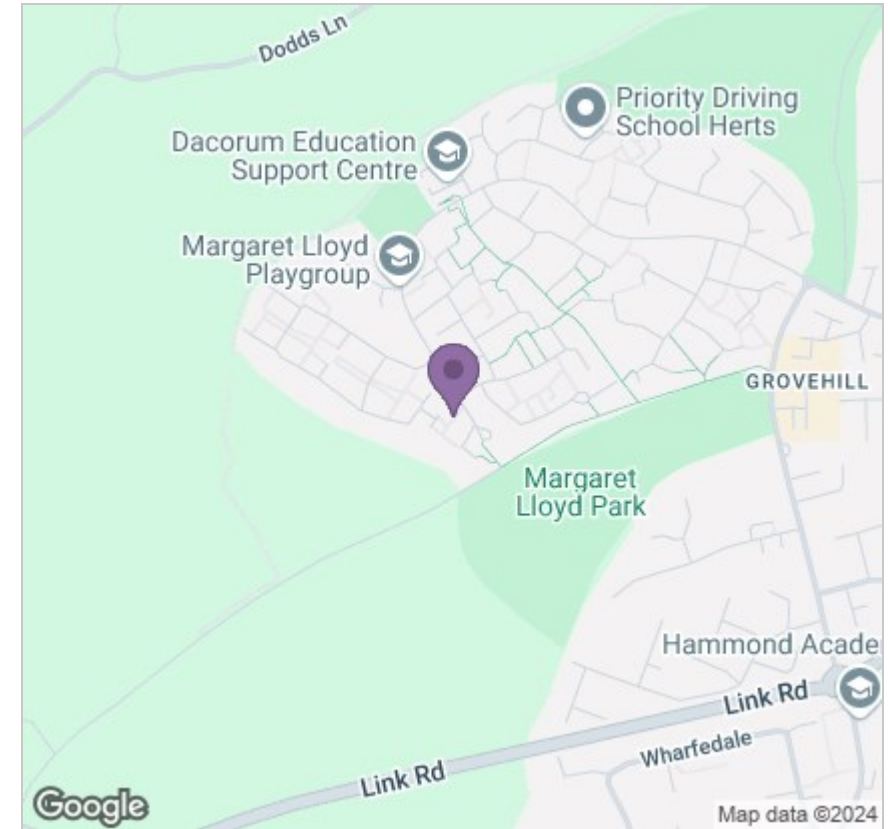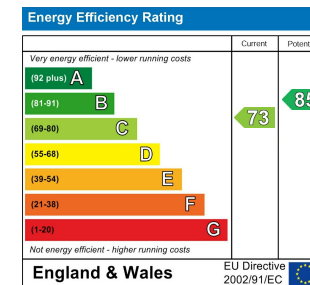**England & Wales** — EU Directive 2002/91/EC

Viewing

Please contact our Mulburries Office on 01442 732362
if you wish to arrange a viewing appointment for this property or require further information.

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