

Mulburries

Berkeley Square , Hemel Hempstead, HP2 7QS

£425,000



Berkeley Square, Hemel Hempstead, HP2 7QS

- MODERN DECOR THROUGHOUT
- 3/4 BEDROOM HOUSE
- GROUND FLOOR W.C
- EPC RATING - C
- PRIVATE DRIVEWAY FOR TWO CARS
- COUNCIL TAX BAND - D
- SOUTH EAST FACIING GARDEN
- REAR ACCESS
- QUIET CUL -DE - SAC



Nestled in the desirable quiet cul de sac, Mulburries welcome this charming terraced house which presents an excellent opportunity for first-time buyers or families seeking a comfortable and modern home. Spanning an impressive 943 square feet, the property boasts a spacious layout that is both inviting and functional.

Upon entering, you are greeted by a large entrance hall that leads to a convenient W.C., enhancing the practicality of the ground floor. The flexible living space includes two well-proportioned reception



rooms, allowing for versatile use. The additional reception room can easily serve as a fourth bedroom or guest room, catering to your family's needs.

The property features three generously sized bedrooms, providing ample space for relaxation and rest. The bathroom is well-appointed, ensuring comfort for all residents.

Outside, the south-east facing garden offers a delightful blend of patio and lawn areas, perfect for enjoying sunny days or hosting gatherings with friends and family. The garden is a wonderful space for children to play or for adults to unwind after a long day.

Parking is a breeze with space for two vehicles, a valuable asset in this sought-after location. The home is situated in close proximity to primary schools and local amenities, making it an ideal choice for families.



Floor Plan

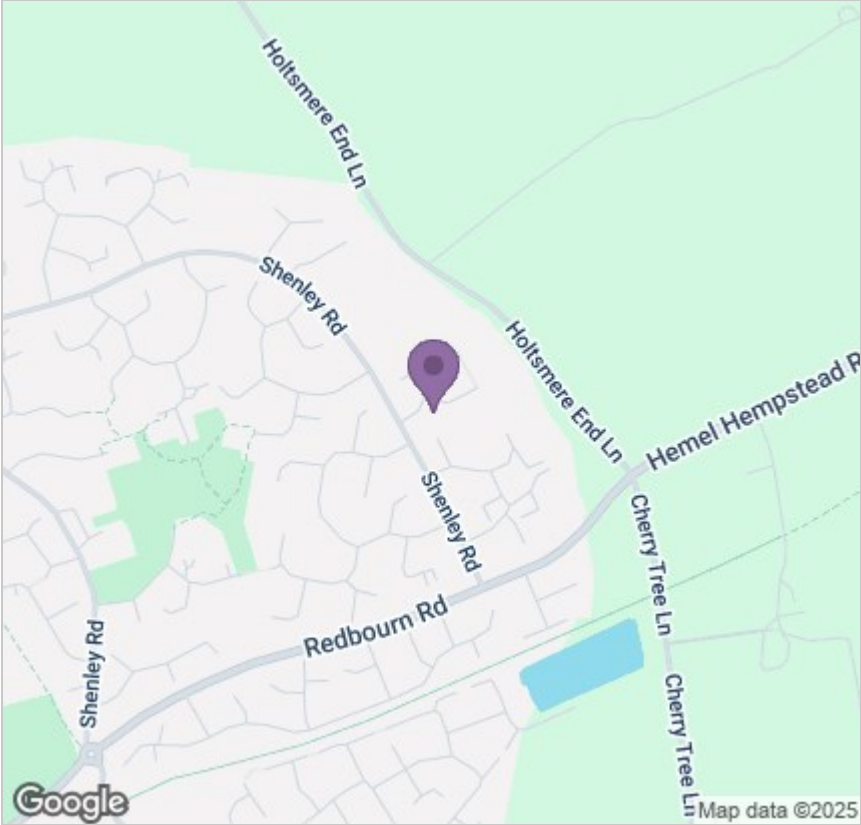


Viewing

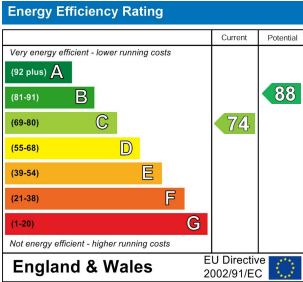
Please contact our Mulburries Office on 01442 732362 if you wish to arrange a viewing appointment for this property or require further information.

31 Lawn Lane, Hemel Hempstead, Hertfordshire, HP3 9HH
Tel: 01442 732362 Email: contact@mulburries.co.uk ryan.green@mulburries.co.uk

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.