

for sale

£335,000 Leasehold



River Park Hemel Hempstead HP1 1QZ

Offered with on upper chain is this ground floor purpose built apartment situated in this highly sought after Cul de Sac. Boasting two bedrooms, living room, fitted kitchen, gas central heating, double glazing and garage. With views over Boxmoor and the Grand Union Canal viewing is highly recommende

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- Energy Rating: C
- GROUND FLOOR
- PURPOSE BUILT
- TWO BEDROOMS
- GAS CENTRAL HEATING



Property Details

Communal Entrance

Door to front with security entry system and stairs to all floors.

Entrance Hall

Door to front and cupboard.

Lounge 16' x 13' 8" (4.88m x 4.17m)

Double glazed patio doors to garden, TV point and two radiators.

Kitchen 10' 6" x 7' 5" (3.20m x 2.26m)

Fitted with wall and base units with work surfaces to compliment, sink/drain with splashback, electric oven and hob with cookerhood, plumbing for washing machine and double glazed window.

Bedroom 1 11' 7" x 8' 7" (3.53m x 2.62m)

Double glazed window and radiator.

Bedroom 2 8' 7" x 8' 6" (2.62m x 2.59m)

Double glazed window and radiator.

Bathroom

Fitted with paneled bath, wash hand basin, heated towel rail, low level WC and double glazed window.

Outside

Residents parking and communal gardens.



The circle points to the centre of the postcode, and does not pinpoint the actual address. Please contact the branch for more details

To view this property please contact Connells on

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HEMEL HEMPSTEAD HP1 1LD

Tenure: Leasehold

EPC Rating: C

Property Ref: HEM311118 - 0004

This is a Leasehold property with details as follows; Term of Lease 189 years from 29 Sep 1970. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as leasehold packs

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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