



**Connells**

Chapel Street  
Hemel Hempstead





## Property Description

Well presented double bedroom FREEHOLD HOUSE in the Old Town of Hemel Hempstead. Many benefits include DRIVEWAY PARKING for two vehicles, fitted kitchen with integrated appliances, downstairs cloakroom, fitted family bathroom and a delightful rear garden. Walking distance to the Old Town shops, bars, restaurants, transport links, Randalls Ride Park and Gadebridge Park. The ideal first time buy! Call now to arrange a viewing!

### Entrance Hall

Double glazed door to front.

### Cloakroom

Fitted with low level WC, wash hand basin and heated towel rail.

### Open Plan Living

19' 6" x 8' 2" ( 5.94m x 2.49m )

Two double glazed windows, radiator, TV point, stairs to first floor.

### Kitchen Open Plan

Fitted with wall and base units with work surfaces to compliment, sink/drainer with splashbacks, integrated oven and hob, integrated dishwasher washing machine and fridge/freezer , laminate flooring.

## Landing

Stairs from living area and double glazed window.

## Bedroom

12' 1" x 11' 9" ( 3.68m x 3.58m )

Two double glazed window, two built in wardrobes and radiator.

## Bathroom

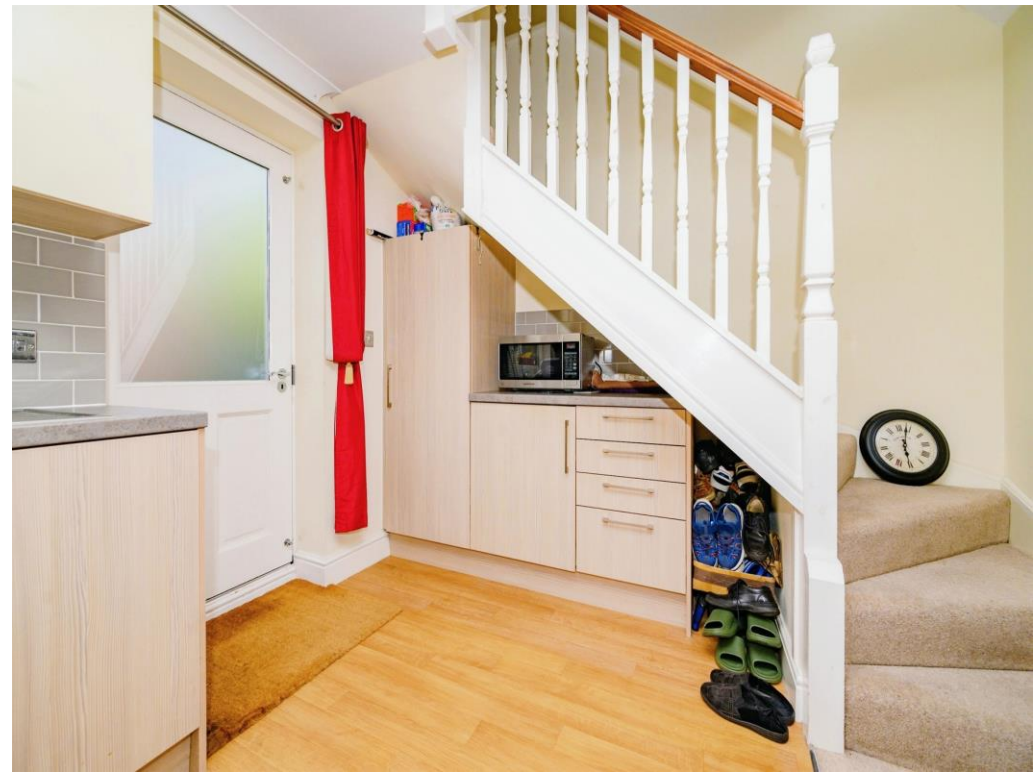
Fitted with bath and shower, heated towel rail, low level WC, wash hand basin, full tiling and double glazed window.

## Front Garden

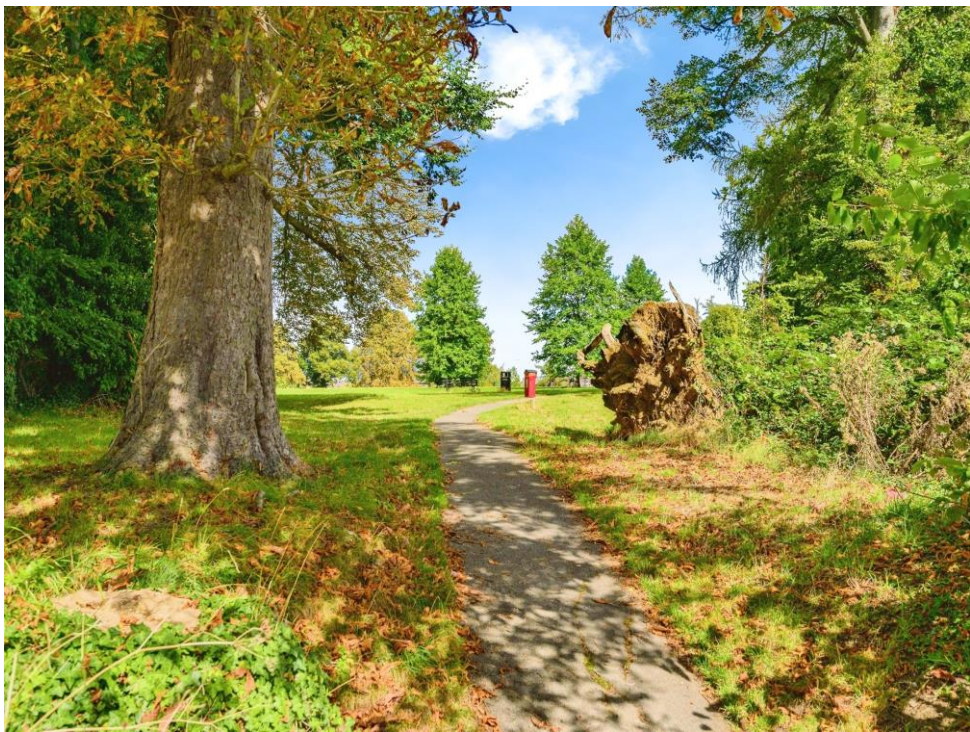
Driveway parking.

## Rear Garden

Patio area with step leading to second patio area with raised beds and gated rear access.



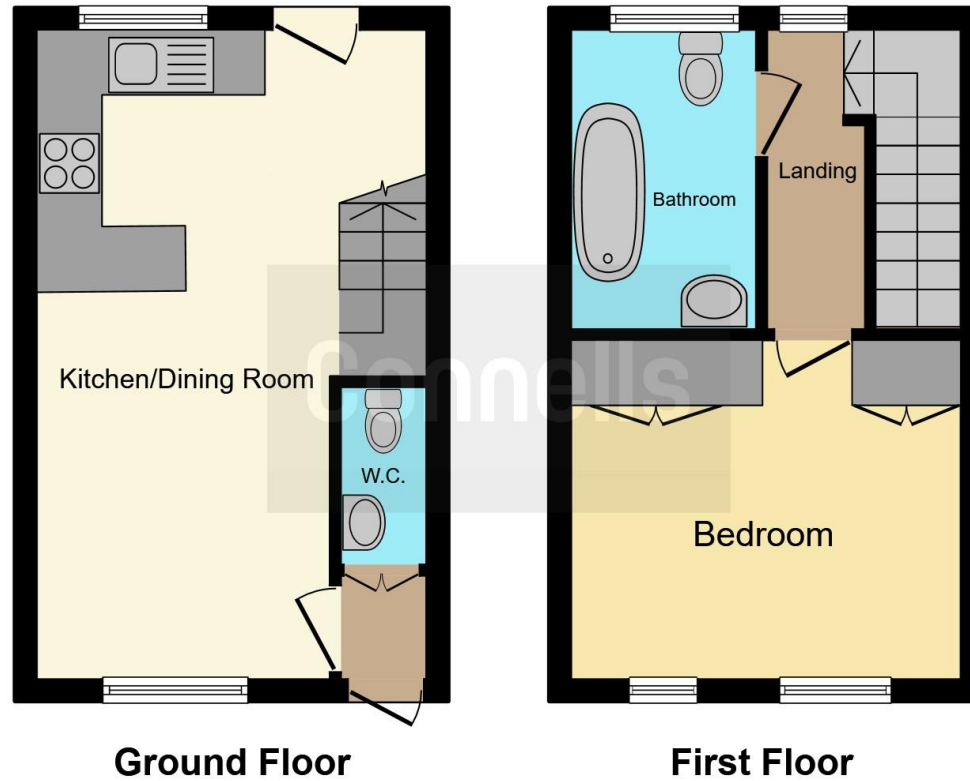












This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

To view this property please contact Connells on

**T 01442 216 633**  
**E [hemelhempstead@connells.co.uk](mailto:hemelhempstead@connells.co.uk)**

45 Marlowes  
 HEMEL HEMPSTEAD HP1 1LD

**EPC Rating: C**

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Tenure: Freehold



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