

for sale

£270,000



Oatridge Gardens HEMEL HEMPSTEAD HP2 4FG

*** TWO BEDROOM APARTMENT ***
FIRST FLOOR *** ALLOCATED PARKING
*** QUIET DEVELOPMENT *** LARGE
STORAGE CUPBOARD *** BALCONY ***
GAS CENTRAL HEATING *** DOUBLE
GLAZING ***



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Communal Hallway

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

Entrance Hall

Door to front, two storage cupboards and radiator.

Lounge

19' 1" x 10' 2" (5.82m x 3.10m)

Open to kitchen with double glazed window, TV point and double glazed patio doors to balcony.

Kitchen

9' x 7' 4" (2.74m x 2.24m)

Fitted with wall and base units with work surfaces to compliment, sink/drainer with splashbacks, electric oven and gas hob with cookerhood, plumbing for washing machine, central heating boiler and double glazed window.

Bedroom 1

12' 1" x 10' 2" (3.68m x 3.10m)

Double glazed window.

Bedroom 2

12' 2" x 6' 3" (3.71m x 1.91m)

Double glazed window and radiator.

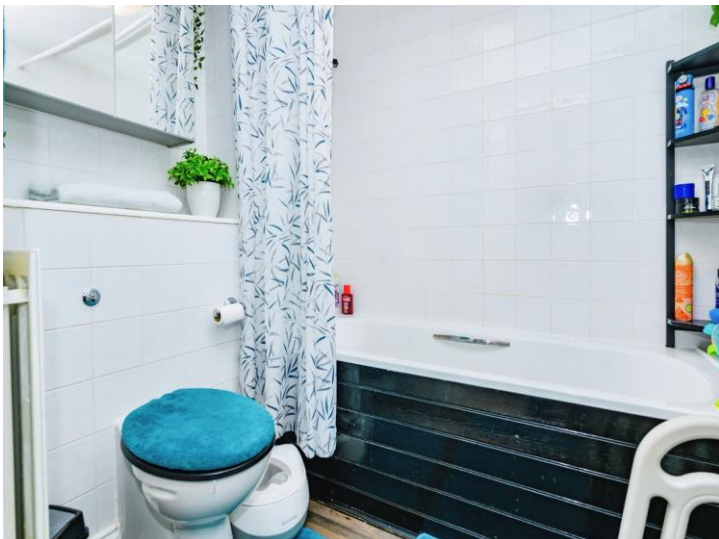
Bathroom

Fitted with bath and shower, wash hand basin, low level WC, radiator, extractor fan and full tiling.

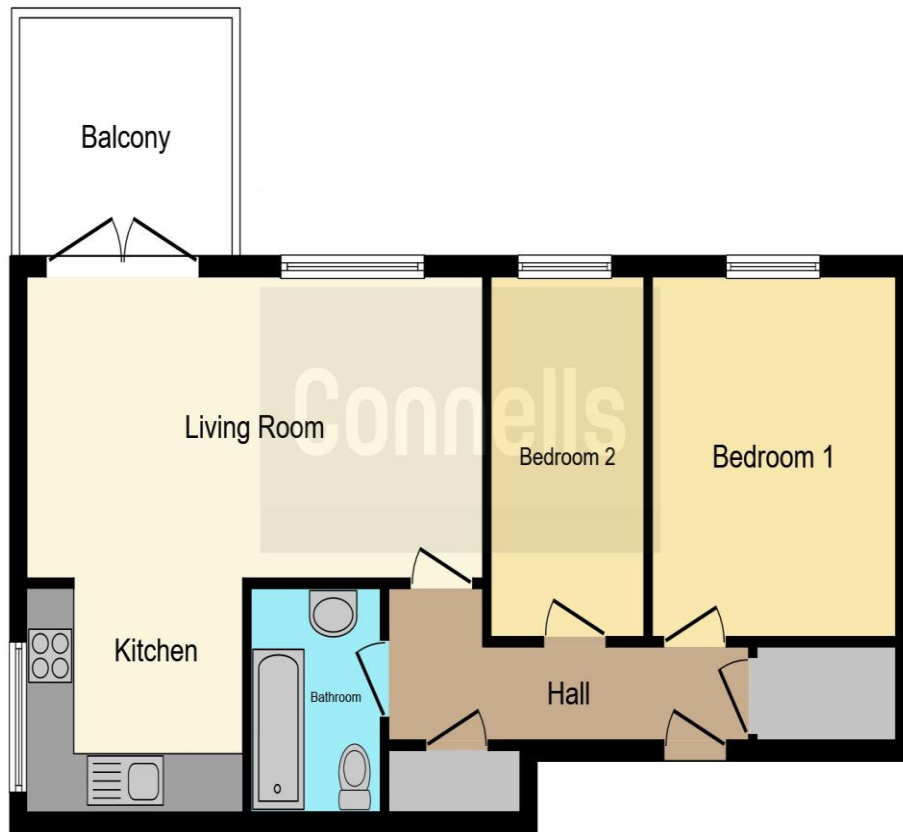
Parking

One allocated parking space.









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

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Property Ref: HEM311783 - 0005

Tenure: Leasehold

EPC Rating: Awaited

view this property online connells.co.uk/Property/HEM311783

This is a Leasehold property with details as follows; Term of Lease 125 years from 25 Dec 2007. 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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