

for sale

£225,000



Drew Court Ebbens Road HEMEL HEMPSTEAD HP3 9QR

*** MODERN APARTMENT *** ONE BEDROOM *** FIRST FLOOR ***
ALLOCATED PARKING *** KITCHEN/LIVING AREA *** EASY ACCESS
TO APSLEY TRAIN STATION ***

Drew Court Ebbens Road HEMEL HEMPSTEAD HP3 9QR

Communal Entrance

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

Entrance Hall

Door to front with entry phone, storage cupboard and wall mounted electric heater.

Lounge

14' x 12' (4.27m x 3.66m)

Double glazed widow, wall mounted electric heater, and TV point.

Kitchen

11' x 5' (3.35m x 1.52m)

Fitted with wall and base units with work surfaces to compliment, sink/drainer with splashbacks, electric oven and hob with cookerhood, plumbing for washing machine and dishwasher.



Bedroom

11' max x 10' 11" (3.35m max x 3.33m)

Double glazed window and wall mounted electric heater.

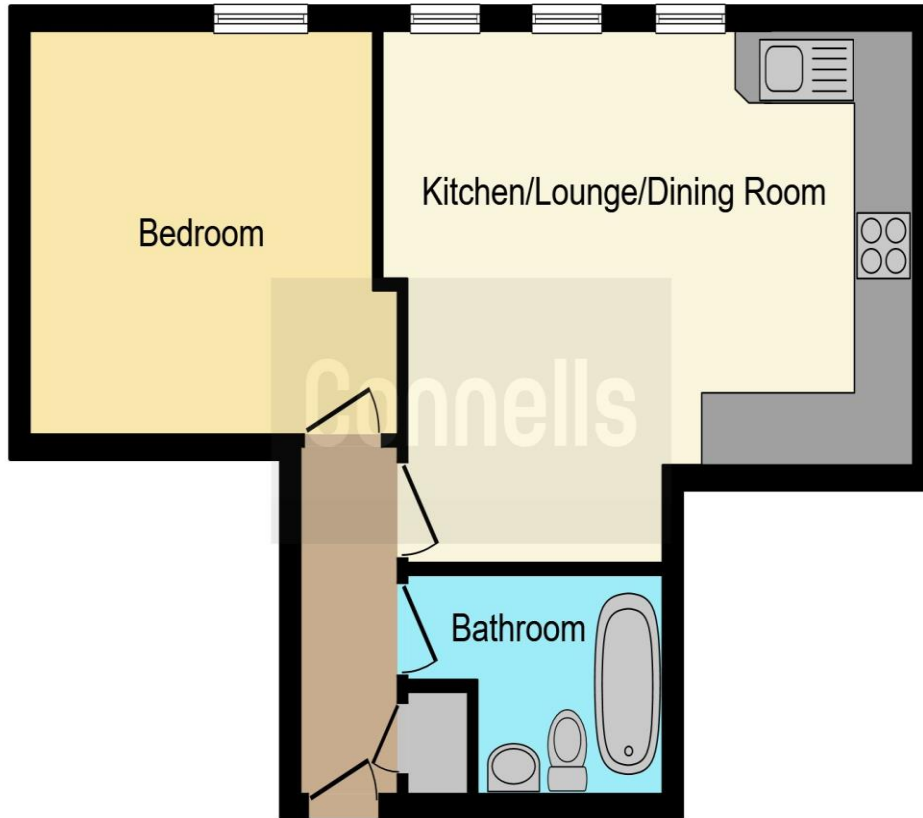
Bathroom

Fitted with bath wit mixer taps, shower, heated towel rail, wash hand ban, low level WC and part 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

To view this property please contact Connells on

T 01442 216 633
E hemelhempstead@connells.co.uk

45 Marlowes
 HEMEL HEMPSTEAD HP1 1LD

Property Ref: HEM312077 - 0011

Tenure: Leasehold

EPC Rating: C

view this property online connells.co.uk/Property/HEM312077

This is a Leasehold property. We are awaiting further details about the Term of the lease. For 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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



see all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk