



Connells

Crofts Path
Hemel Hempstead

Crofts Path Hemel Hempstead HP3 8HB

for sale offers in excess of
£825,000



Property Description

Located in the popular and highly sought after Leverstock Green is this four bedroom detached family home with scope to extend further STPP. Benefits include driveway parking, a garage, 21 FT kitchen/diner, separate lounge, study with a downstairs shower room, utility room, gas central heating, double glazing and a stunning rear garden.

The property also benefits from being within easy reach to schools, shops, local amenities and St Albans is just a short drive away. CALL NOW TO BOOK A VIEWING!!

Entrance Hall

Double glazed door to front, double glazed window and radiator.

Shower Room

Fitted with shower cubicle, wash hand basin with vanity unit, low level WC and heated towel rail.

Study

12' 2" x 7' plus wardrobe (3.71m x 2.13m plus wardrobe)

Double glazed window and radiator.

Lounge

14' 11" x 13' 8" (4.55m x 4.17m)

Double glazed window, TV point and radiator.

Kitchen/ Diner

21' 6" x 12' 2" (6.55m x 3.71m)

Fitted with wall and base units with work surfaces to compliment, sink/drainers with splashbacks, electric oven and hob with cookerhood, radiator and double glazed patio doors to rear.

Utility Room

10' 10" max x 7' 9" (3.30m max x 2.36m)

Fitted with wall and base units, plumbing for washing machine, radiator and door to rear.

Landing

Stairs from entrance hall and airing cupboard.

Bedroom 1

15' max x 13' 9" max (4.57m max x 4.19m max)

Double glazed window and airing cupboard.

Bedroom 2

12' 3" max x 10' 1" max (3.73m max x 3.07m max)

Double glazed window and radiator.

Bedroom 3

10' 11" x 8' 11" (3.33m x 2.72m)

Double glazed window and radiator.

Bedroom 4

10' 9" x 7' 1" (3.28m x 2.16m)

Double glazed window and radiator.

Bathroom

Fitted with bath with mixer taps, shower, wash hand basin with vanity nit, heated towel rail, low level WC and double glazed window.

Front Garden

Spacious driveway, lawn and shrub borders.

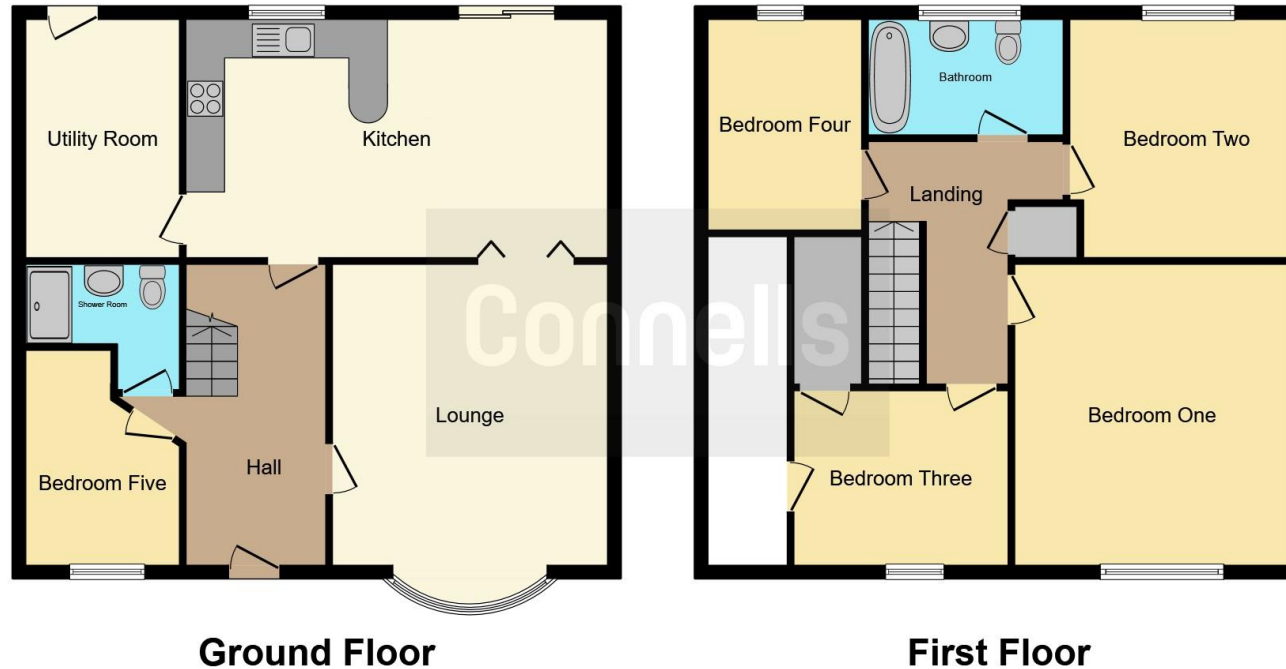
Rear Garden

Mature garden with patio, lawn and shrub borders.









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

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EPC Rating: C Council Tax
 Band: F

Tenure: Freehold

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