



Connells

Puller Road
Hemel Hempstead



Property Description

Refurbished and presented to a high standard throughout, two double bedroom character cottage in the sought-after Puller Road, Boxmoor. Benefits include a comfortable lounge, dining area with fitted cupboards, re-fitted kitchen with integrated appliances, family bathroom and a delightful cottage garden. Close to the Village shops, popular schools and within walking distance to the Station with services to London Euston. Call now to arrange a viewing!

Lounge

11' 4" x 11' 3" (3.45m x 3.43m)

Door to front, double glazed window, TV point, radiator and open to dining room.

Dining Room

11' 3" x 9' 4" (3.43m x 2.84m)

Double glazed door to rear, fitted cupboards and radiator.

Kitchen

12' 2" x 5' 8" (3.71m x 1.73m)

Fitted with wall and base units with work surfaces to compliment, sink/drainer with splashbacks, integrated electric oven and hob, radiator and double glazed window.



Landing

Stairs from ground floor, airing cupboard and access to loft.

Bedroom 1

11' 4" x 9' 5" (3.45m x 2.87m)

Double glazed window, fitted wardrobes and radiator.

Bedroom 2

12' 3" x 5' 9" (3.73m x 1.75m)

Double glazed window and radiator.

Bathroom

Fitted with bath, shower, wash hand basin, low level WC, radiator and part tiling and double glazed window.

Front Garden

Pathway to front door and borders.

Rear Garden

Patio area leading lawned area and shed .









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: E Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/HEM312204



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Property Ref: HEM312204 - 0005