for sale

£260,000



Moorview House Selden Hill HEMEL HEMPSTEAD HP2 4FY

\*\*\* CHAIN FREE \*\*\* TWO BEDROOM \*\*\*
GROUND FLOOR APARTMENT \*\*\*
ALLOCATED PARKING \*\*\*
LIVING/DINING AREA \*\*\* SEPARATE
KITCHEN \*\*\* DOUBLE GLAZING \*\*\*







# Moorview House Selden Hill HEMEL HEMPSTEAD HP2 4FY

#### **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 airing cupboard.

# Lounge

14' x 11' (  $4.27m \times 3.35m$  )

Double glazed window, TV point and double glazed patio doors to Juliet balcony.

#### Kitchen

12' x 8' max ( 3.66m x 2.44m max )

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









#### **Bedroom 1**

10' 1" max x 10' (  $3.07 m \; max \; x \; 3.05 m$  ) Double glazed window, built in wardrobes and wall mounted electric radiator.

#### **Bedroom 2**

10' x 7' (  $3.05 m \times 2.13 m$  ) Double glazed window and wall mounted radiator.

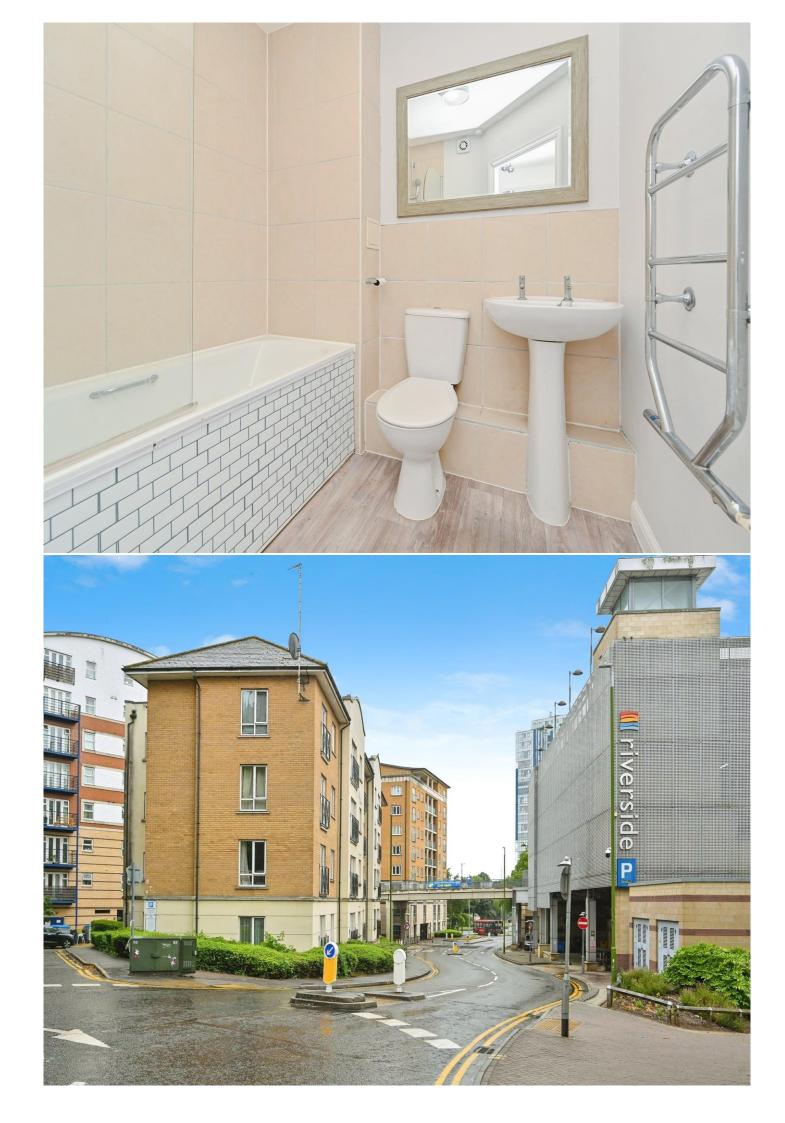
### **Bathroom**

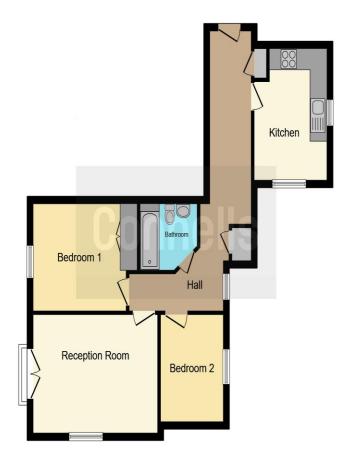












This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability 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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HEMEL HEMPSTEAD HP1 1LD

Property Ref: HEM312354 - 0005 Tenure:Leasehold EPC Rating: D

Council Tax Band: C Service Charge: 1122.00

Ground Rent: Ask Agent

## view this property online connells.co.uk/Property/HEM312354

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.



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