



**Saddlers Leighton Buzzard Road, Water End Hemel Hempstead HP1
3BH**

welcome to

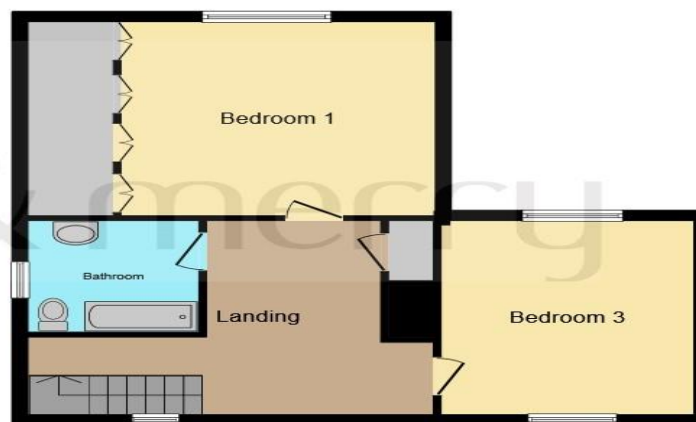
Saddlers Leighton Buzzard Road, Water End Hemel Hempstead

This exquisite Grade Two Listed property boasts mature gardens and is located in the sought after area of Water End. An exceptional family home in all aspects. Give us a call to book a viewing and to find out more.





Ground Floor



First Floor

Entrance Hall

Cloakroom

Open Plan Living

Accommodation

25' 3" To Max x 23' 10" To Max (7.70m To Max x 7.26m To Max)

Sitting Room / Music Room

12' 11" x 10' 11" Plus Fireplace (3.94m x 3.33m Plus Fireplace)

Bedroom Three / Study

14' 7" x 7' 3" (4.45m x 2.21m)

Landing

Bedroom One

13' x 11' 10" (3.96m x 3.61m)

Bedroom Two

13' 1" x 11' 2" (3.99m x 3.40m)

Bathroom

Outside

Rear Garden

Garage

Parking

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

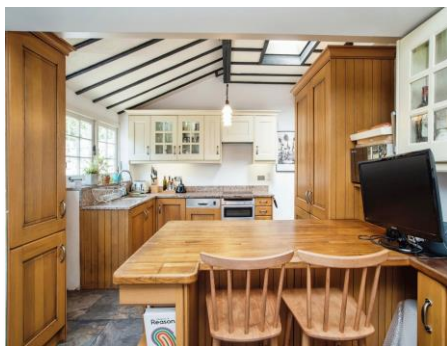
welcome to

Saddlers Leighton Buzzard Road, Water End Hemel Hempstead

- Exquisite Grade Two Listed Family Home With Large Mature Garden
- Beautiful Location Within Walking Distance Of The River Gade
- Open Plan Lounge, Family Area & Kitchen
- Three Bedrooms
- Sitting Room / Music Room

Tenure: Freehold EPC Rating: E
Council Tax Band: F

offers in excess of
£675,000



Please note the marker reflects the
postcode not the actual property

view this property online [brownandmerry.co.uk/Property/HHD110434](https://www.brownandmerry.co.uk/Property/HHD110434)



Property Ref:
HHD110434 - 0008

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