



**The Foundry Dacorum Way, Hemel Hempstead HP1 1BF**

**welcome to**

**The Foundry Dacorum Way, Hemel Hempstead**

The Foundry is an exceptional collection of apartments that enjoy a tranquil location on the banks of the River Gade with leafy surrounds. A perfect opportunity to get on the property ladder with a super modern apartment. DON'T DELAY CALL TODAY !!







### Entrance Hall

### Storage Cupboard

### Open Plan Lounge / Kitchen

20' 7" To Max x 13' 1" ( 6.27m To Max x 3.99m )

### Bedroom One

Irregular Shaped Room 17' To Max x 11' 11" To Max ( 5.18m To Max x 3.63m )

### Bedroom Two

10' 11" x 7' 10" ( 3.33m x 2.39m )

### Bathroom

### Outside

### Private Wrap Around Balcony

### Allocated Parking

### Agents Notes

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](http://www.focalagent.com)

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## **The Foundry Dacorum Way, Hemel Hempstead**

- Sought After Location On The Banks Of The River Gade
- Two Bedroom Ground Floor Apartment
- Very Well Presented Throughout
- Spacious Open Plan Living Accommodation
- Modern Kitchen & Family Bathroom

Tenure: Leasehold EPC Rating: C

Council Tax Band: C Service Charge: 1300.00

Ground Rent: Ask Agent

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.



Please note the marker reflects the postcode not the actual property

**view this property online** [brownandmerry.co.uk/Property/HHD110803](https://www.brownandmerry.co.uk/Property/HHD110803)



Property Ref:  
HHD110803 - 0004

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