



Valleyside, Hemel Hempstead HP1 2LN

welcome to

Valleyside, Hemel Hempstead

NO UPPER CHAIN This well-presented 1-bed flat in a quiet cul-de-sac offers spacious living, a balcony, kitchen, and communal parking. Close to shops and green space-ideal for first-time buyers or investors!





Entrance Hall

Lounge

14' 1" x 13' 11" (4.29m x 4.24m)

Balcony

Kitchen

10' 8" To Max x 5' 6" (3.25m To Max x 1.68m)

Bedroom One

14' 1" x 9' 11" (4.29m x 3.02m)

Bathroom

Outside

Communal Parking

Total floor area 44.6 m² (480 sq.ft.) approx

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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Valleyside, Hemel Hempstead

- No Upper Chain
- Quiet Cul-De-Sac Location
- Popular Residential Area
- One Bedroom Upper Floor Flat
- Well Presented Throughout

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 238.00

Ground Rent: 10.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 02 Feb 1983. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£170,000



Please note the marker reflects the postcode not the actual property

view this property online [brownandmerry.co.uk/Property/HHD110966](https://www.brownandmerry.co.uk/Property/HHD110966)



Property Ref:
HHD110966 - 0004

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