



Clements estate agents



Cattsdell, Hemel Hempstead, HP2 5SN

Price £375,000

Located in popular Highfield is this extended and spacious terraced family home being sold with the benefit of NO UPPER CHAIN and in need of modernising. Boasting three bedrooms, 29'09 living room, kitchen, double glazing, gas central heating and driveway to front.

Entrance Hall



Double glazed door and window, coving to ceiling, radiator and stairs to first floor.

Living Room 29'09 max x 11'02 max (9.07m max x 3.40m max)



Two double glazed windows, TV point, coving to ceiling, two radiators and double glazed window to garden.

Kitchen 13'2 max x 8'10 max (4.01m max x 2.69m max)



Fitted kitchen with wall and base units with work surfaces to compliment, sink with drainer, double glazed window, radiator, gas hob with cooker hood, electric oven, two understairs cupboards and door to side access.

Side Access

Door to front, double glazed window, door to garden and plumbing for washing machine.

Landing

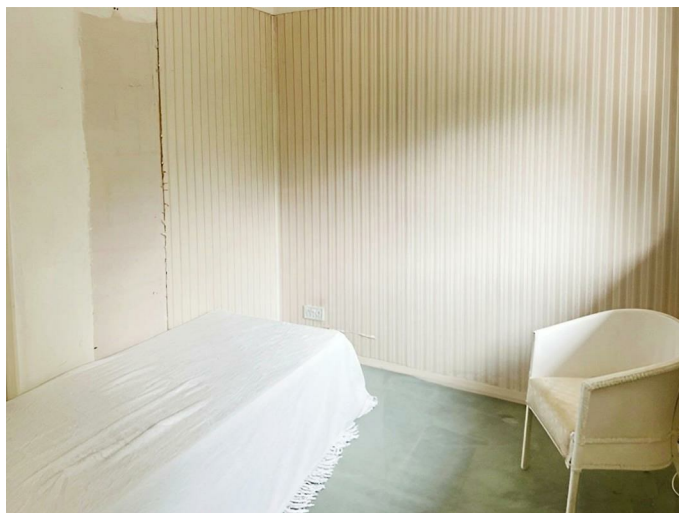
Stairs from hallway and loft access.

Bedroom One 9'11 x 9'04 to wardrobes plus alcove (3.02m x 2.84m to wardrobes plus alcove)



Double glazed window, coving to ceiling and fitted wardrobes.

Bedroom Two 11'02 max x 7'09 max (3.40m max x 2.36m max)



Double glazed window, radiator and storage cupboard.

Bedroom Three 12'0 x 6'06 (3.66m x 1.98m)



Double glazed window, radiator and fitted wardrobes.

Bathroom



Double glazed window, panelled bath with shower over, radiator, low level WC, wash hand basin with vanity unit, extractor fan and tiling.

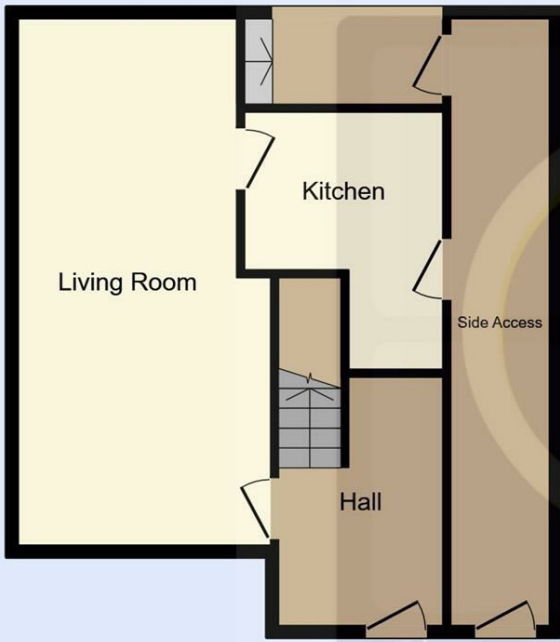
Front Garden

Laid to lawn and paved for off road parking.

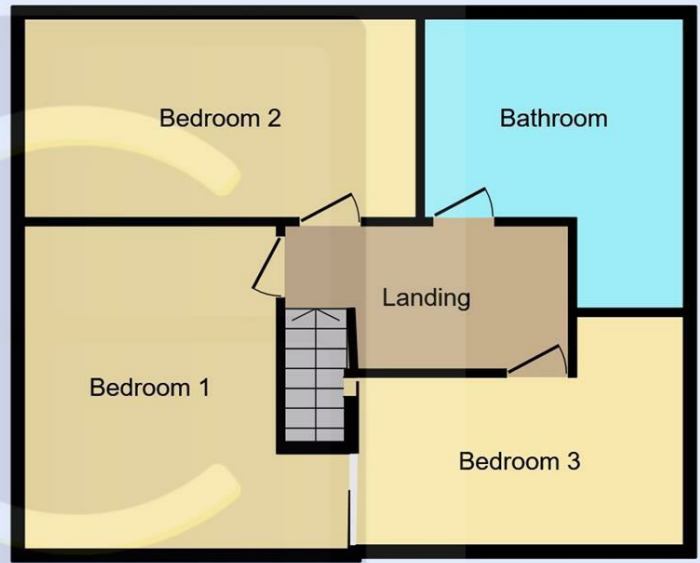
Rear Garden

Patio area and stepped stone garden.

Floor Plan



Ground Floor
Floor area 49.3 m² (531 sq.ft.)



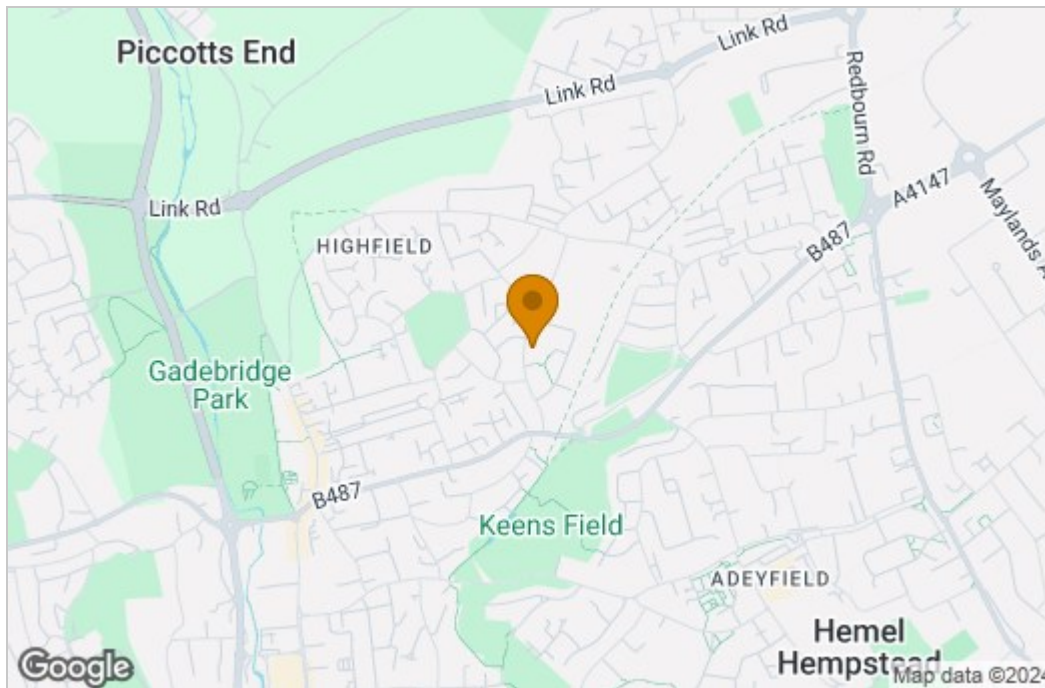
First Floor
Floor area 56.9 m² (613 sq.ft.)

TOTAL: 106.2 m² (1,144 sq.ft.)

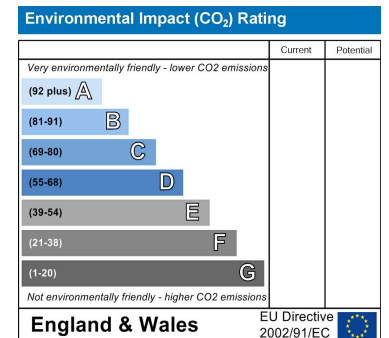
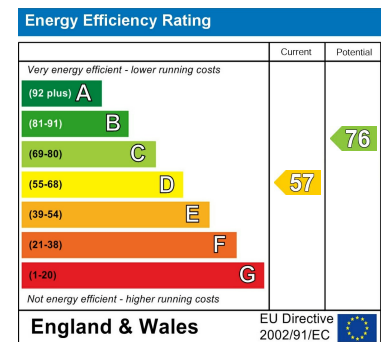
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



Area Map



Energy Efficiency Graph



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