

## Gilroy Road

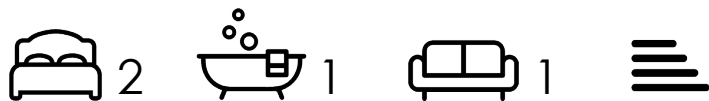
, Hemel Hempstead, HP2 5GY

50% SHARED OWNERSHIP - Situated in a Cul de Sac in the Old Town is this spacious purpose built first floor flat. Boasting two bedrooms, open plan living room/kitchen, gas central heating, double glazing, allocated parking and is located within easy reach of the Town Centre.

**£147,500**

## 22 Gilroy Road

, Hemel Hempstead, HP2 5GY



- Purpose Built Flat
- Spacious Open Plane Living Room/Kitchen
- Allocated Parking
- First Floor
- Gas Central Heating
- 50% Shared Ownership
- Two Double Bedrooms
- Double Glazing

### Communal Hallway

### Outside

### Entrance Hall

### Allocated Parking

### Living Area

15'3 max x 11'2 (4.65m max x 3.40m )

### Kitchen

12'9 x 10'2 (3.89m x 3.10m )

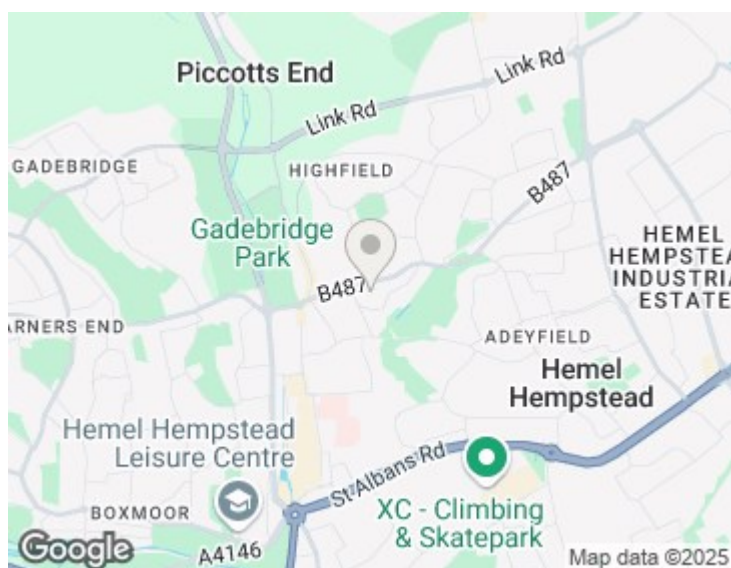
### Bedroom One

12'7 max x 11'2 (3.84m max x 3.40m)

### Bedroom Two

10'9 x 10'2 (3.28m x 3.10m)

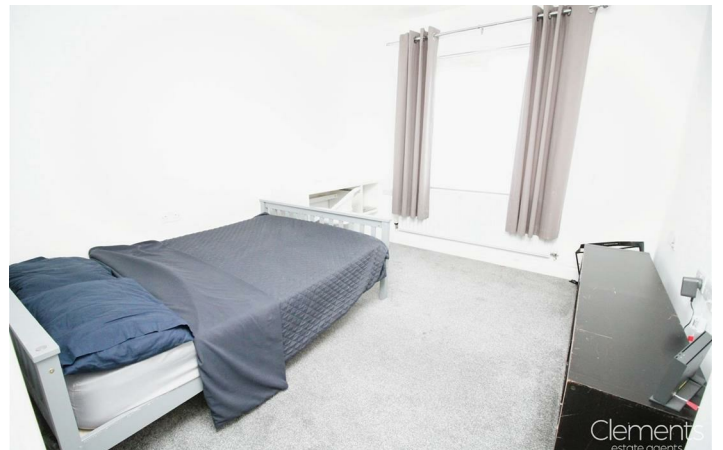
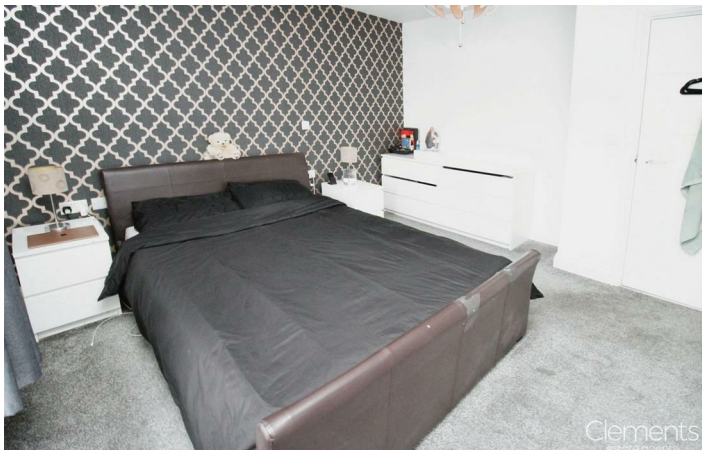
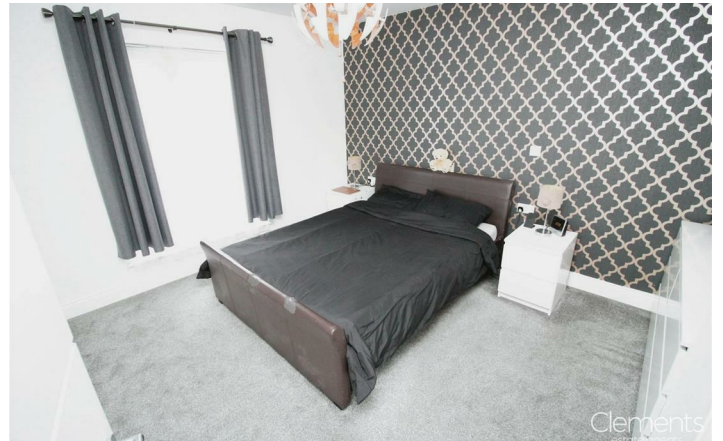
### Bathroom



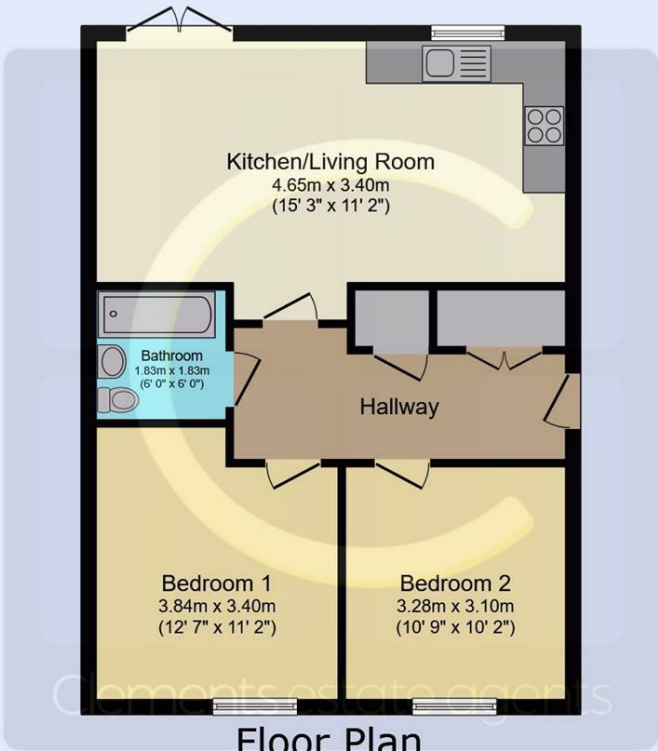
### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	





Floor Plan



Floor Plan  
Floor area 61.2 sq.m. (659 sq.ft.)

TOTAL: 61.2 sq.m. (659 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](http://www.Propertybox.io)



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Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
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England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	