



Kimpton Close, Hemel Hempstead, HP2 7PW

£210,000

Located in a Cul de Sac in Woodhall Farm is this well presented ground floor flat. Boasting two bedrooms, 16'10 living room with access to communal garden, modern fitted kitchen, gas central heating, double glazing and residents parking.

Situated within easy reach of the local shops including a Sainsburys, Maylands Trading Estate and the M1, M25 and A41 road links.

Communal Hallway

Stairs to all floors and entryphone system.

Entrance Hall

Front door, storage cupboard and entryphone.

Living Room 16'10 x 11'9 (5.13m x 3.58m)



Two double glazed window, double glazed door to communal garden, radiator, wood flooring, coving and TV point.

Kitchen 8'7 x 8'4 (2.62m x 2.54m)



Fitted kitchen comprising wall and base units and work surfaces to compliment, fitted fridge freezer unit, stainless steel sink with drainer, electric cooker point with cooker hood over, tiled splash backs, central heating boiler, double glazed window, tiled flooring and plumbing for washing machine.

Bedroom One 14'2 x 9'10 (4.32m x 3.00m)



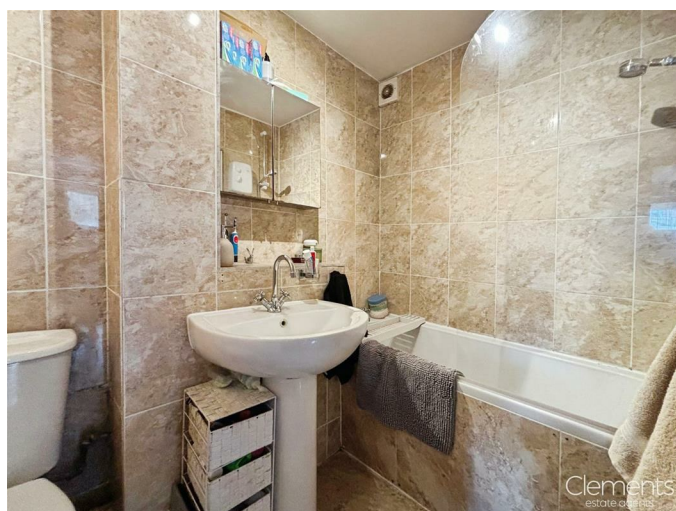
Double glazed window, coving, radiator, and wood flooring.

Bedroom Two 11'1 x 7'2 (3.38m x 2.18m)



Double glazed window, coving and radiator

Bathroom



Panelled bath with mixer taps and shower

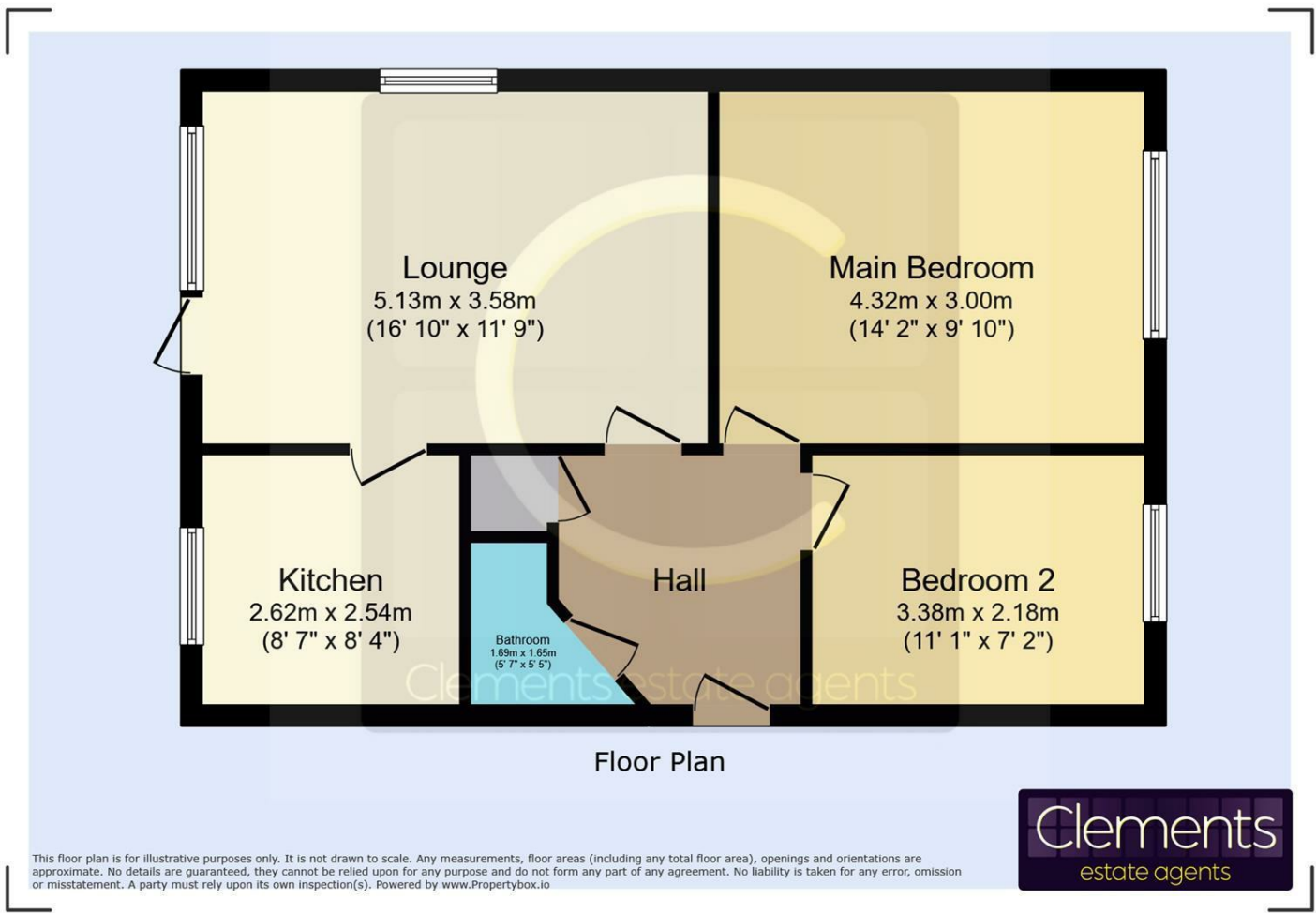
over, low level wc,, pedestal wash hand basin, tiled, extractor fan.

Communal Garden

Laid to lawn.

Residents Parking

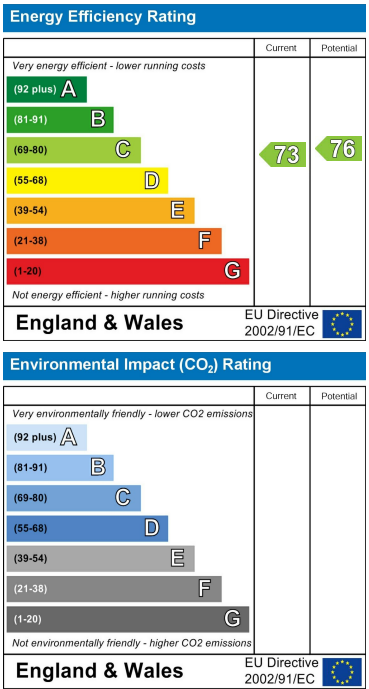
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.