



**461 LONDON ROAD  
HEMEL HEMPSTEAD, HP3 9BE**

**£1,100 PER MONTH**

Modern Self-Contained Annex – All Bills Included

Located within walking distance of Hemel Hempstead Station, this sleek and modern self-contained annex offers the perfect home for professionals and commuters into London.

Finished to a high standard throughout, the property features underfloor heating, a stylish fitted kitchen with white goods, a private shower room, and a bright open-plan living/bedroom area.

To the rear, you'll find a small patio area, ideal for relaxing, plus a driveway space for one car.





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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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