SIGNATURE
ESTATES

# 219 St. Agnells Lane

## Hemel Hempstead, HP2 6EG

## Offers Over £300,000

FOR SALE BY INFORMAL TENDER

A four bedroom townhouse offered for sale by tender, providing a fantastic opportunity for a new owner to modernise and put their own stamp on the property.

The accommodation is arranged over three floors, with the ground floor offering a garage and a fourth bedroom, making this a useful space for a bedroom, home office or additional reception room. The first floor provides a spacious kitchen and separate living room, while the second floor comprises three further bedrooms and a family bathroom.

The property is in need of modernisation throughout, but offers good potential for those looking to create a home to their own taste and requirements. Ideally located close to local schools, shops and everyday amenities, this is a property with plenty of scope to improve and personalise.

Please ensure to read the 'Conditions Of Sale' below.

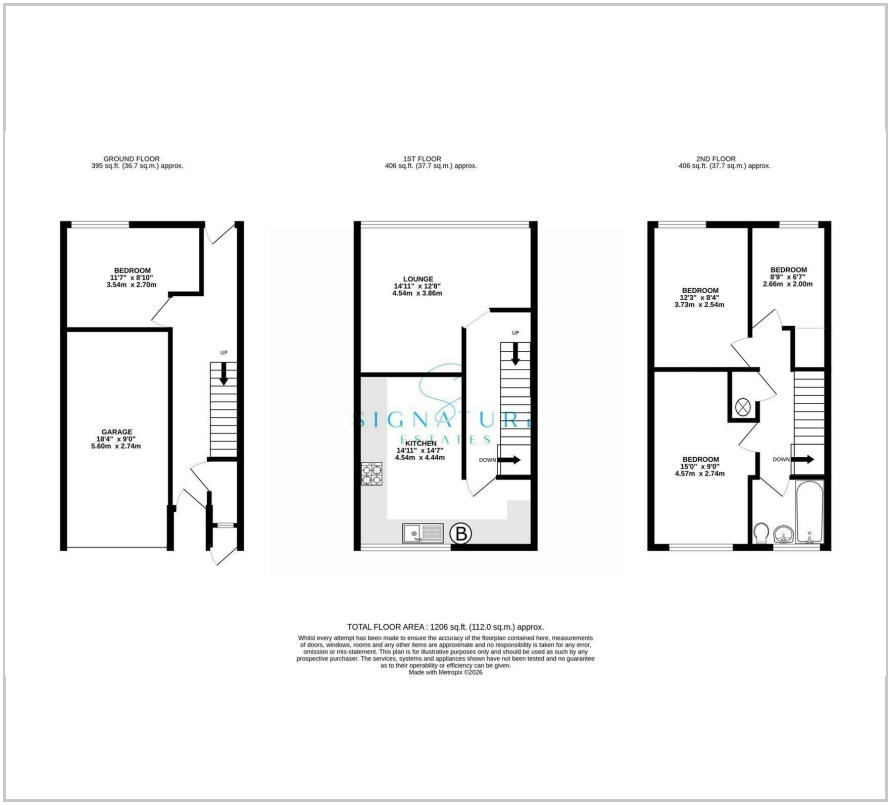
- Available For Sale by Informal Tender
- Four Bedroom Mid Terrace Townhouse
- In Need Of Moderisation
- Great Opportunity To Put Own Touch On Property
- Spacious Accomodation
- Driveway And Garage
- Call Into The Office For More Info
- END DATE - 2nd November 2026

### Viewing

Please contact our Bovingdon Office on 01923262666
if you wish to arrange a viewing appointment for this property or require further information.

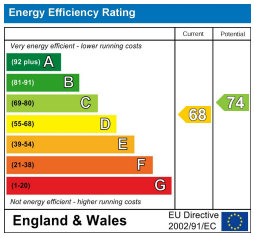
4 1 1 D

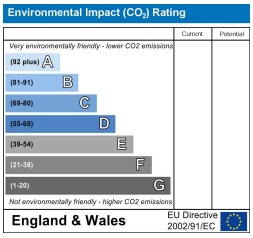
## Floor Plan




## 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.

10 High Street, Bovingdon, Hertfordshire, HP3 0HG
**T:** 01923262666 | **E:** bovingdon@signatureestates.co.uk | www.signatureestates.co.uk