

Connells

Taverners
Hemel Hempstead

Taverners
Hemel Hempstead HP2 5AH

for sale offers over
£400,000







Property Description

A well-presented three-bedroom end of terrace family home, perfectly suited to modern family living. This attractive property benefits from a newly laid driveway providing ample parking for up to three large vehicles, a generous rear garden with direct access, fitted kitchen, family bathroom and a spacious lounge/diner, offering excellent space for both everyday living and entertaining. All three bedrooms are well-proportioned doubles, making the property ideal for growing families.

A particular feature of the home is the large store area, offering excellent potential for conversion into a utility room or downstairs bathroom, subject to any necessary permissions.

Ideally situated in the popular HP2 area, the property offers convenient access to Hemel Hempstead Town Centre, the historic Old Town High Street, highly regarded local schools, local shops, parks and excellent transport links. An excellent opportunity for first-time buyers, growing families and investors alike.

Call us now to arrange a viewing!

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.







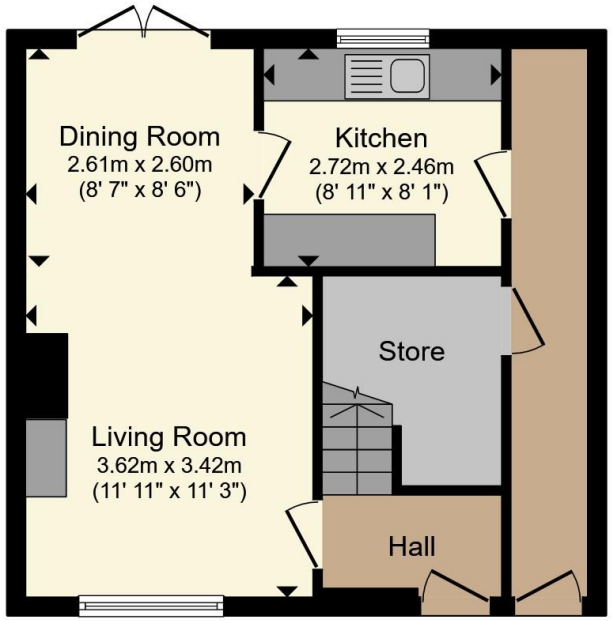




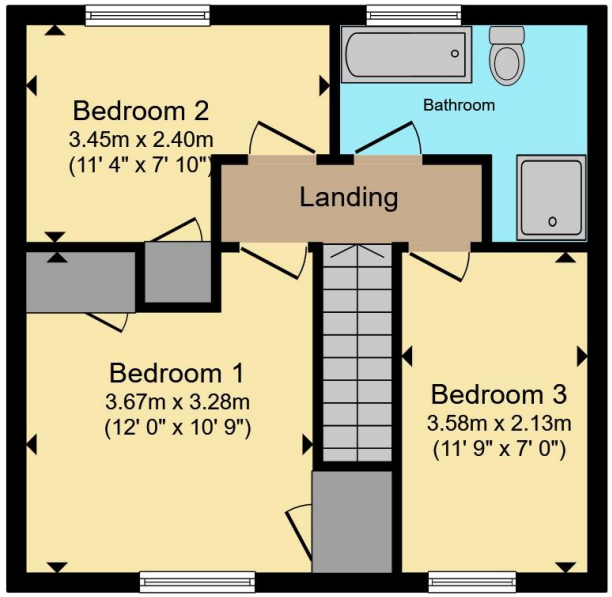





NEAT&TIDY



Ground Floor



First Floor

Total floor area 80.3 m² (864 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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

Connells

To view this property please contact Connells on

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45 Marlowes
HEMEL HEMPSTEAD HP1 1LD

EPC Rating: C

Council Tax Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/HEM312961

The Property Ombudsman

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.