



## Corner Hall, Hemel Hempstead, HP3 9YT

### **£200,000**

Clements are delighted to market this stunning one bedroom top floor apartment offered with the benefit of NO UPPER CHAIN and ideally situated close to all local amenities and just a 12 minute walk from Hemel mainline train station. The apartment is immaculately presented throughout has an open plan living/kitchen area with dual aspect double glazed windows flooding the apartment with natural light. The property also benefits from allocated parking and is a perfect first time buy or investment with favourable lease detail.

**CALL NOW TO BOOK YOUR VIEWING.**



### **COMMUNAL ENTRANCE**

Secure automatic communal entrance accessed via keypad.

### **COMMUNAL LOBBY**

Stairs to all floors.

### **ENTRANCE HALLWAY**



Spotlights to ceiling, wood flooring, radiator, wall mounted video intercom system, doors to bathroom and bedroom, open to:

### **LIVING AREA / KITCHEN 13'10 x 27'09 (4.22m x 8.46m)**



Dual aspect with three double glazed windows, two radiators, spotlights to ceiling with dimmer switches, wood flooring. Kitchen area comprises: Matching range of wall and base cupboard units with work surfaces over, electric oven, gas hob, extractor hood over, integrated appliances, sink drainer unit. wood flooring, spotlights to ceiling with dimmer switches.

### **BEDROOM 9'11 x 14'09 (3.02m x 4.50m )**



Double glazed window, radiator, spotlights to ceiling with dimmer switches.

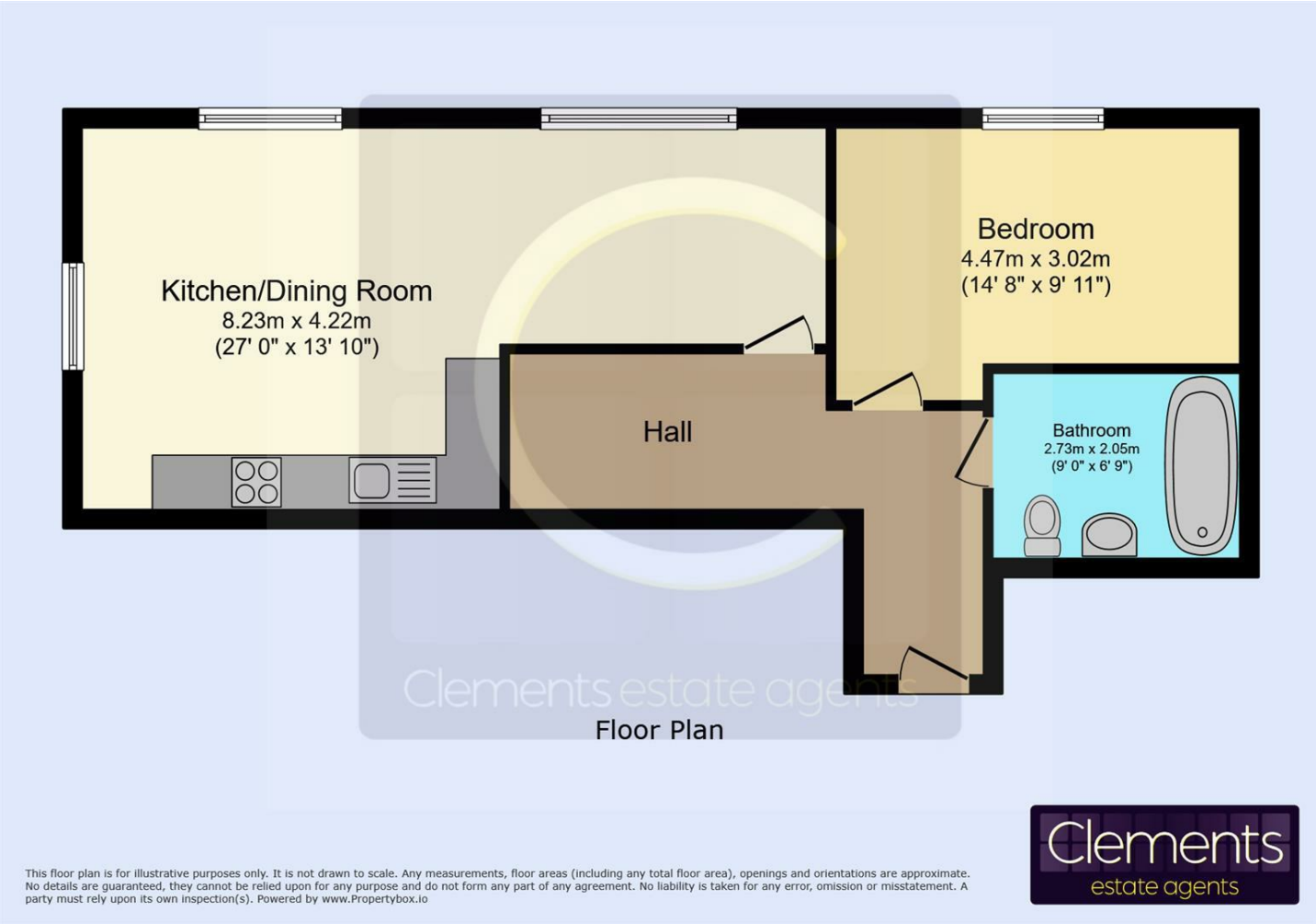
### **BATHROOM 8'03 x 6'05 (2.51m x 1.96m)**



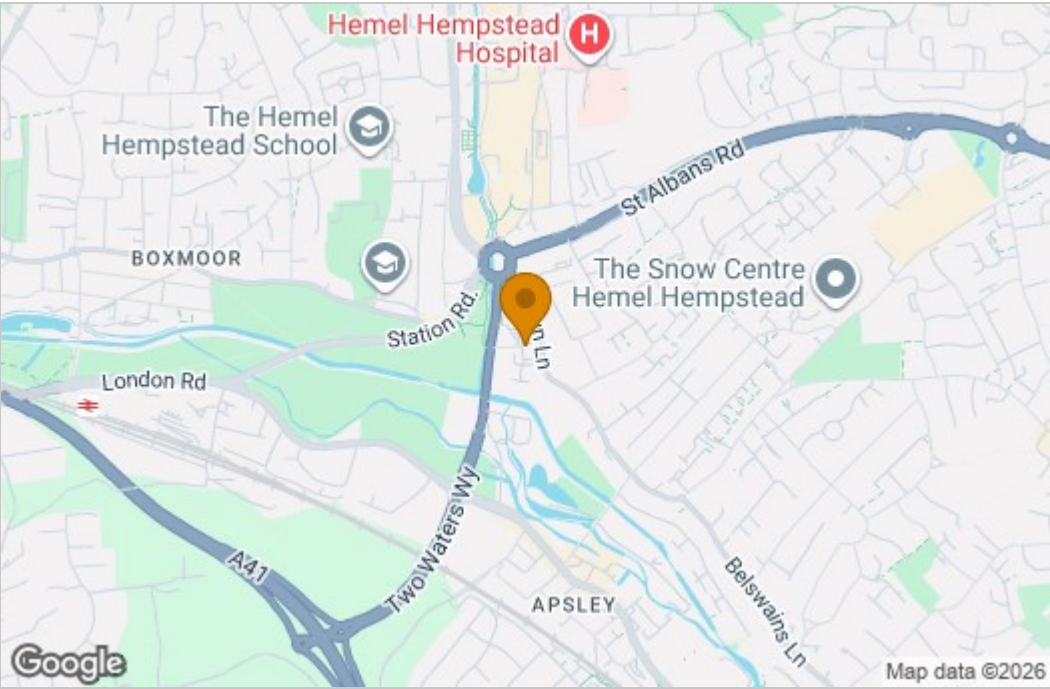
Bath with central mixer taps and shower over, detachable shower head, tiled walls and floor, vanity sink unit, heated towel rail, LLWC, spotlights to ceiling, extractor fan and underfloor heating.

### **ALLOCATED PARKING**

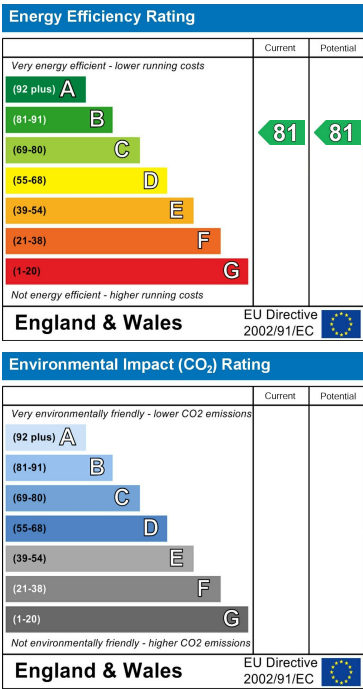
Floor Plan



Area Map



Energy Efficiency Graph



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