



CCTV
Security

1
BEEHIVE
HOUSE

REGENT
ESTATES

ALLANDALE, HEMEL HEMPSTEAD

£250,000 Leasehold

ACCOMMODATION

A rare opportunity to acquire this superbly presented and spacious ground floor maisonette, finished to an exceptional standard throughout. Benefiting from its own private garden and allocated parking, this impressive home is offered to the market with no upper chain.

Ideally located close to local amenities and just a short walk from the Old Town, the property combines convenience with a desirable setting.

Internally, the accommodation comprises a generous living/dining room, a modern fitted kitchen with integrated appliances, a well-proportioned double bedroom complete with a dedicated dressing room, and a contemporary bathroom.

Lease - 112 years

Ground rent - £200 per annum

Service charge - £1,067.86

Building insurance - £348.64 per annum

Key Features:

Immaculate condition throughout

Spacious ground floor, maisonette

Private garden

Allocated parking

Dressing room to principal bedroom

No upper chain

IMPORTANT NOTICE

1. These sales particulars have been prepared from information supplied by the vendors and information collated by Regent Estates.

2. Confirmation has been sought from the vendors to confirm these particulars accuracy.

3. All measurements given have a tolerance of 3" in accordance with RICS Code of Measuring Practice.

4. None of these appliances, plumbing or electrics mentioned within these particulars have been tested by ourselves, prospective purchasers are urged to check their condition before entering in to purchase.

VIEWING

Strictly by appointment through Regent Estates.

01442 877878

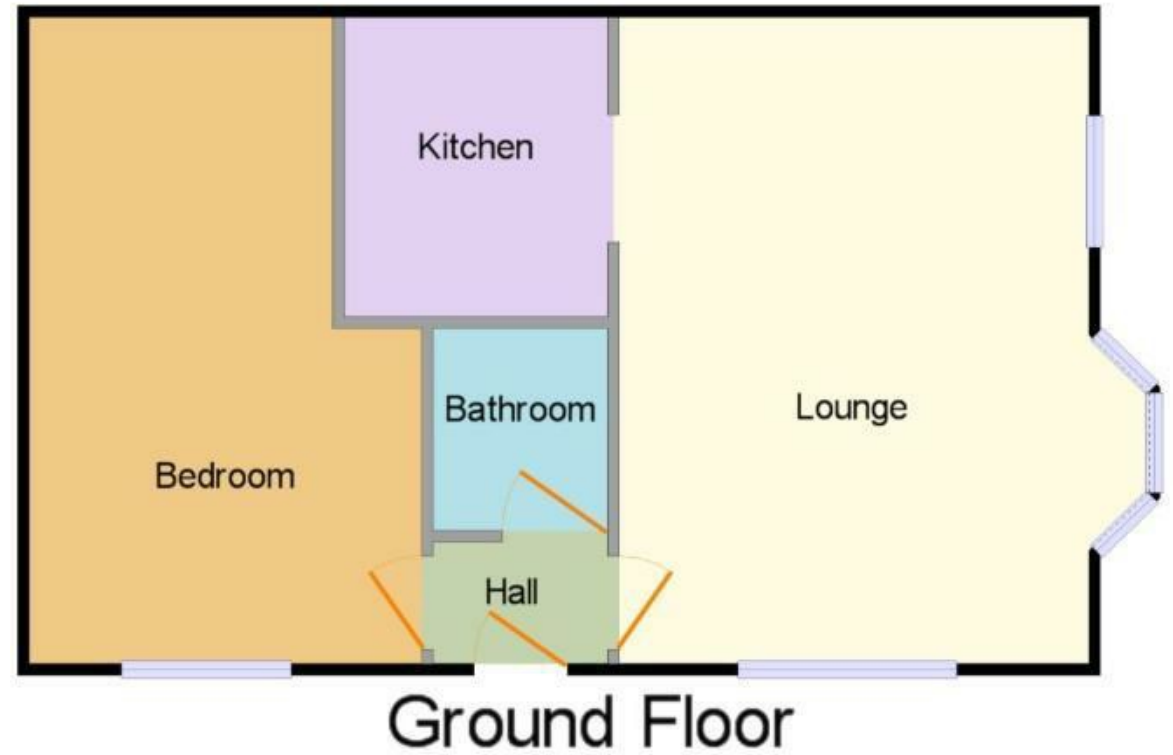
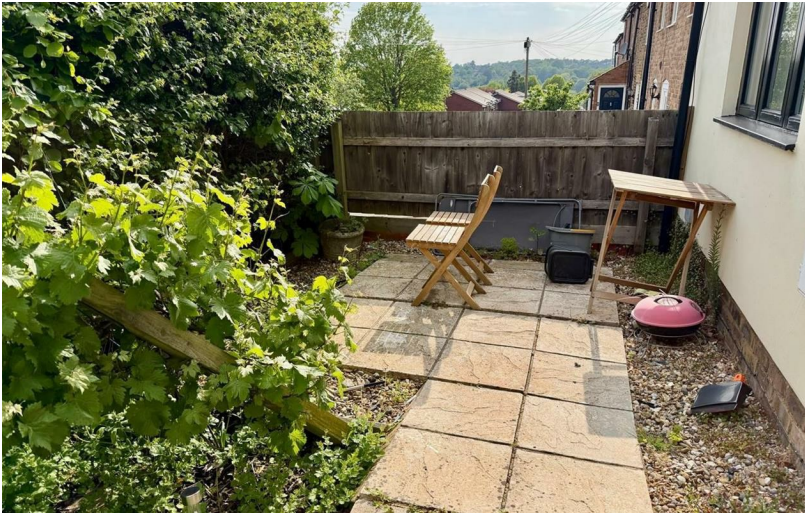
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