

Mulburries

89 Marlowes , Hemel Hempstead, HP1 1EH

Offers in excess of £240,000



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- One Bedroom - Top Floor Apartment
- Long Lease 996 Years Remaining
- Build to a High Specification
- Combi Boiler
- Juliet Balcony's on Adjacent Sides of The Apartment
- Large Roof Top Terrace
- Communal Gym Access
- One Allocated Parking Space, Secured Gated Entrance
- Located in the Heart of Hemel Hempstead Town Centre
- Approximately 1.5 miles to Hemel Mainline Train Station



Mulburries are proud to present in the vibrant heart of Hemel Hempstead, this exquisite top-floor apartment on Marlowes offers a perfect blend of modern living and convenience. Spanning over 416 square feet, this one-bedroom residence is designed to a high specification, ensuring both comfort and style.



The main hub of the apartment presents, an open-plan kitchen and living area, ideal for both relaxation and entertaining. The space is well-lit and thoughtfully designed, making

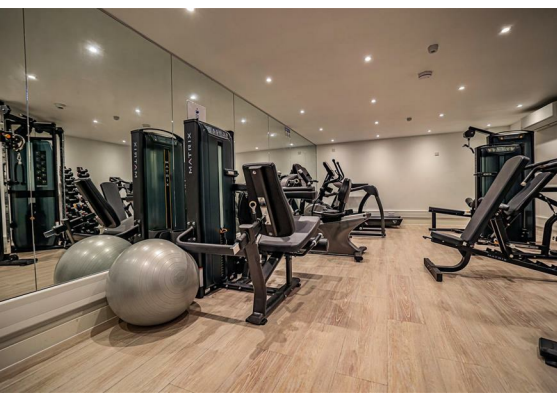
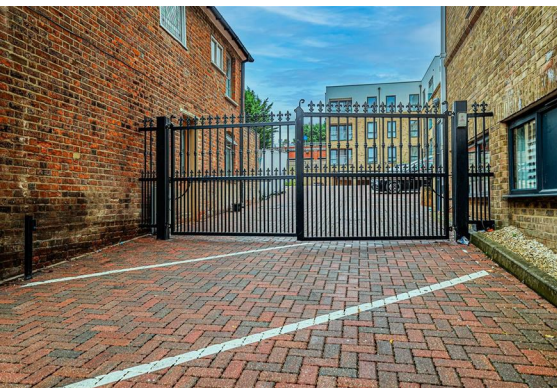


it a delightful environment for everyday living. The apartment features a modern bathroom and benefits from a combi boiler, providing efficient heating and hot water.

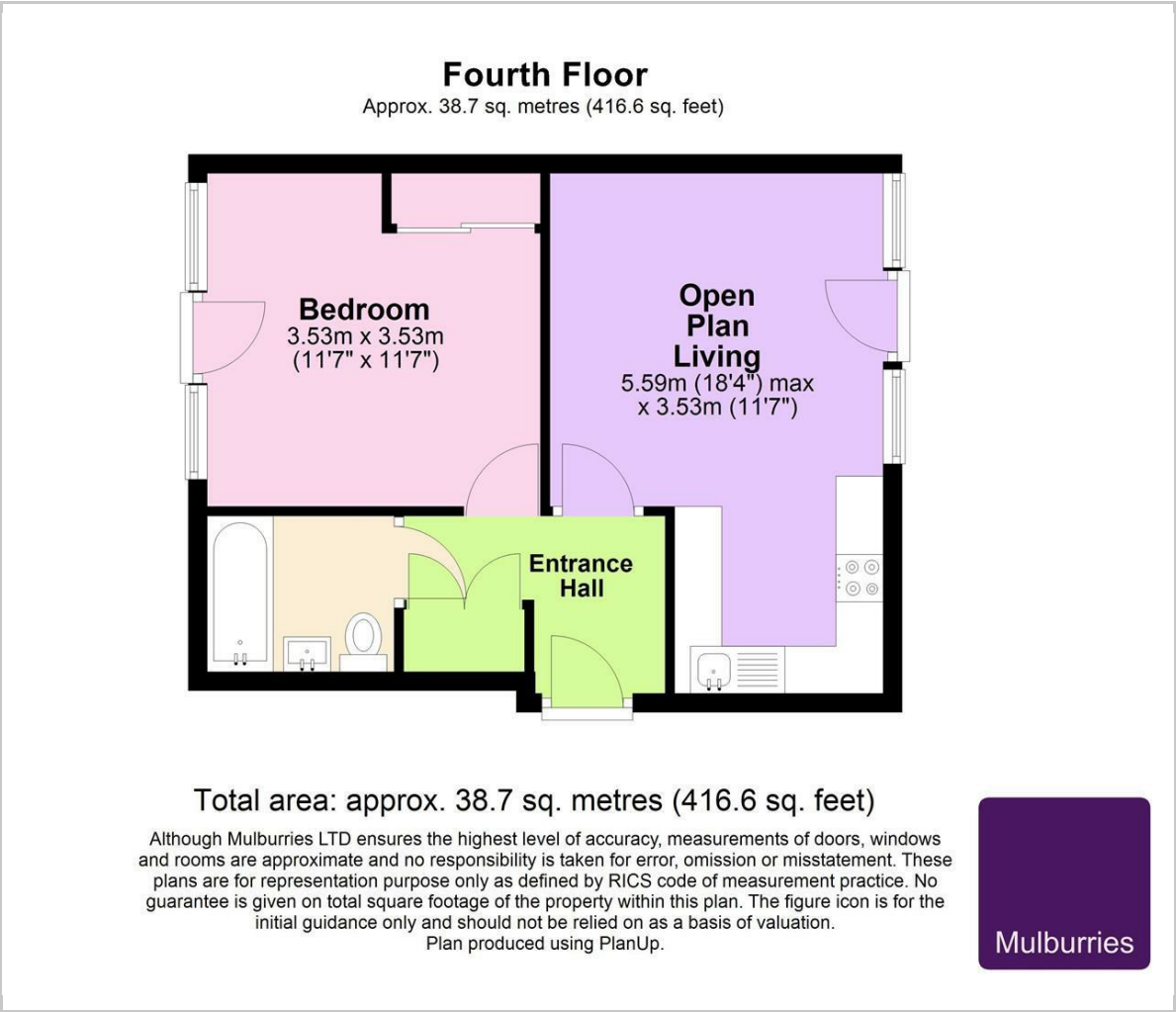
One of the standout features of this property is the large rooftop terrace, offering a serene outdoor space to unwind and enjoy the views of the surrounding area. Additionally, residents have access to a communal gym, promoting a healthy lifestyle right at your doorstep.

For those with vehicles, the apartment includes one allocated parking space within a secured gated entrance, ensuring peace of mind. The location is truly unbeatable, with local amenities just a stone's throw away, making daily errands a breeze. Furthermore, the Hemel Mainline Train Station is approximately 1.5 miles away, providing excellent transport links for commuters.

With a long lease of 996 years remaining, this apartment presents a fantastic opportunity for first-time buyers or investors alike. Experience the best of town centre living in this charming and well-appointed apartment, where comfort meets convenience.



Floor Plan



Viewing

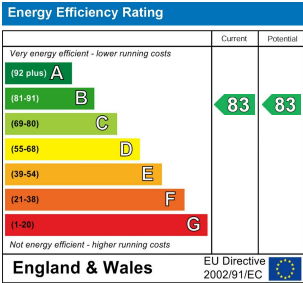
Please contact our Mulburries Office on 01442 732362 if you wish to arrange a viewing appointment for this property or require further information.

31 Lawn Lane, Hemel Hempstead, Hertfordshire, HP3 9HH
Tel: 01442 732362 Email: contact@mulburries.co.uk ryan.green@mulburries.co.uk

Area Map



Energy Efficiency Graph



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