



Maynard Road, Hemel Hempstead, HP2 4TR
£240,000

An impressive two bedroom ground floor maisonette which benefits an excellent range of features including double glazing, gas central heating, well kept communal gardens, off street parking and a sought after residential location close to the Town centre with its many shops and amenities.

Entrance Hall

Double glazed door, doors leading to bathroom, 2nd bedroom and lounge/kitchen, cupboard housing combination boiler and fuse box and laminate wood flooring.

Open Plan Lounge/Kitchen 22'5" x 9'6" (6.83 x 2.9)

Open plan room with lounge area, double glazed double doors leading onto communal lawns, kitchen area with a range of eye and base level units, complementary rolltop work surfaces, matching upstands and mosaic splashbacks, inset stainless steel sink unit, fitted gas hob with extractor over, space for fridge/freezer, integral washer/dryer, recessed spotlights, two radiators and laminate wood flooring. Door to:

Bedroom One 10'11" x 10'7" (3.33 x 3.23)

Double glazed window and radiator.

Bedroom Two 9'8" x 6'5" (2.95 x 1.96)

Double glazed window and radiator.

Bathroom

Comprising bath with shower over, pedestal hand wash basin and WC, splashback tiling, tiled flooring, heated towel rail, extractor, frosted double glazed window.

Communal Gardens



The property offers communal landscaped gardens to the rear, which are tiered over three levels with well kept lawns, plant borders and retaining sleepers.

Off Road Parking

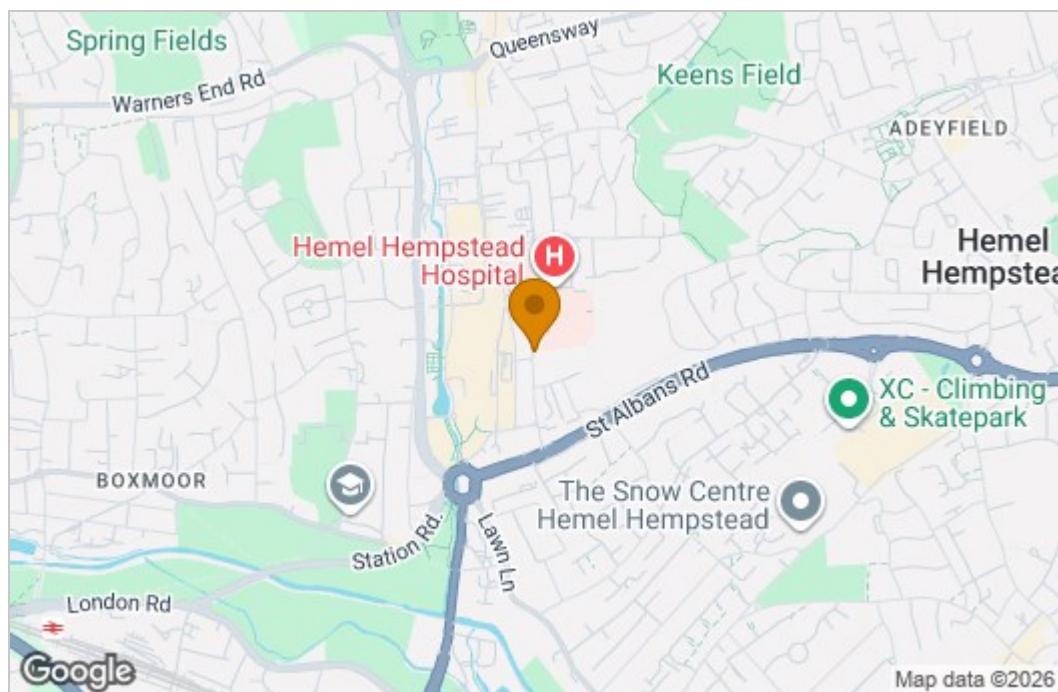
One allocated parking space.

Floor Plan

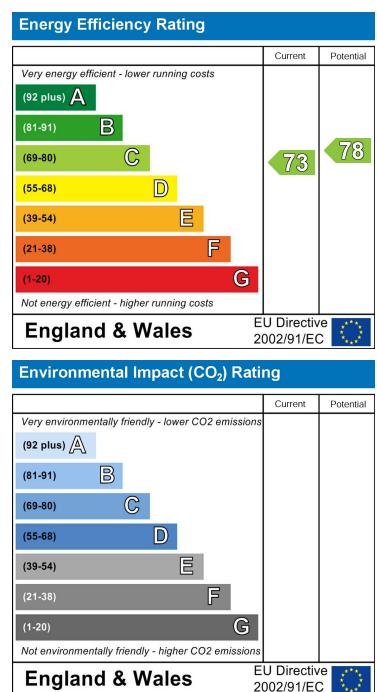
Ground Floor



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.