



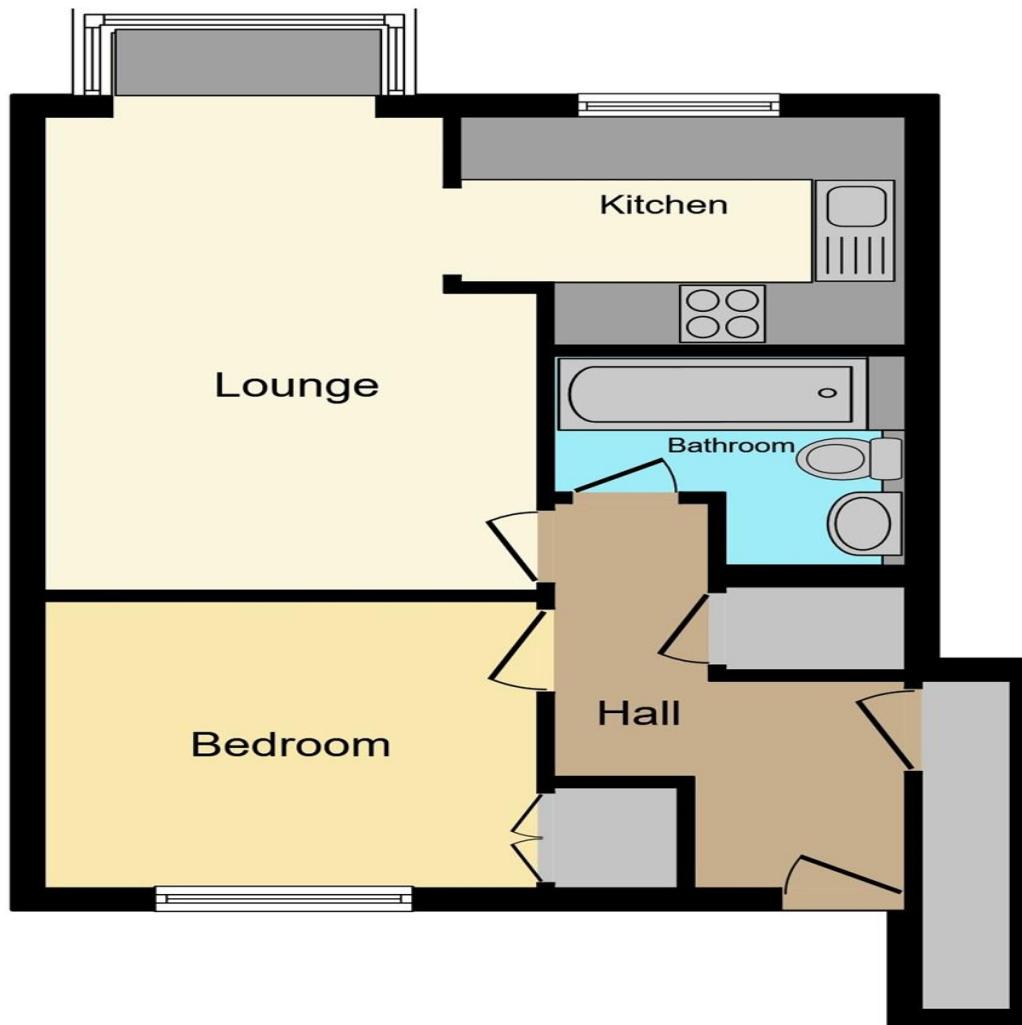
Hales Park Close, Hemel Hempstead HP2 4TJ

welcome to

Hales Park Close, Hemel Hempstead

Located in a quiet cul-de-sac in a popular residential area is this one bedroom ground floor maisonette. 0.4 miles from a wide range of local amenities. An ideal first time purchase - give us a call today !!





Entrance Hall

Storage Cupboard

Lounge

14' 11" To Bay x 10' 5" (4.55m To Bay x 3.17m)

Kitchen

8' 1" To Max x 7' 7" To Max (2.46m To Max x 2.31m To Max)

Bedroom

10' 7" To Wardrobe x 9' (3.23m To Wardrobe x 2.74m)

Bathroom

Outside

Allocated Parking

Total floor area 44.1 m² (474 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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welcome to

Hales Park Close, Hemel Hempstead

- Quiet Cul De Sac In A Popular Residential Area
- One Bedroom Ground Floor Maisonette
- Spacious Living Accommodation
- Good Sized Kitchen
- Family Bathroom

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 1505.28

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 1984.
Should you require further information please contact the branch. Please Note additional fees
could be incurred for items such as Leasehold packs.

£200,000

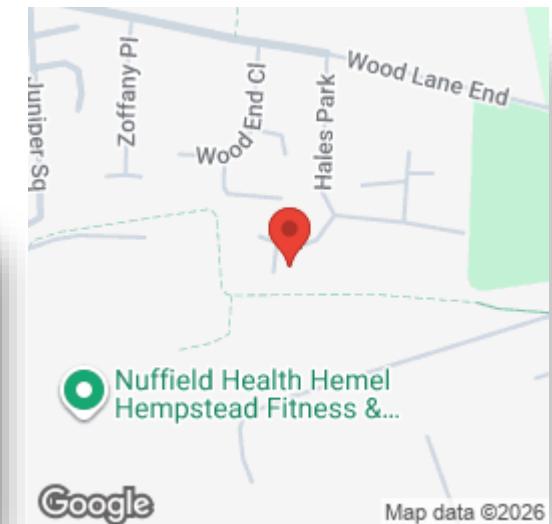


view this property online brownandmerry.co.uk/Property/HHD111265



Property Ref:
HHD111265 - 0004

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



Please note the marker reflects the
postcode not the actual property



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