



Clements estate agents



Pinecroft, Hemel Hempstead, HP3 8AW Offers In Excess Of £600,000

Located in the sought after Pinecroft, Nash Mills, this extended semi-detached house offers a spacious and inviting family home. With six well-proportioned bedrooms with a en suite to the master bedroom, this property is perfect for those seeking ample living space. The heart of the home is undoubtedly the impressive 20'1 kitchen/diner, which provides an ideal setting for family meals and entertaining guests. This delightful residence combines comfort, space, and convenience, making it a must-see for anyone looking to settle in this desirable part of Hemel Hempstead and also has substantial off road parking to the front. Don't miss the opportunity to make this wonderful house your new home.

Porch

Entrance Hall

Living Room 23'0 x 10'10 (7.01m x 3.30m)

Conservatory 21'1 x 9'7 (6.43m x 2.92m)

Fitted Kitchen 20'1 x 11'10 (6.12m x 3.61m)

Office 15'1 x 8'2 (4.60m x 2.49m)

Landing

Bedroom One 12'6 x 10'2 (3.81m x 3.10m)

En Suite

Bedroom Two 11'2 x 10'5 (3.40m x 3.18m)

Bedroom Three 11'2 x 9'2 (3.40m x 2.79m)

Bedroom Four 10'6 x 8'7 (3.20m x 2.62m)

Bathroom

Second Floor Landing

Bedroom Five 12'6 max x 10'7 max (3.81m max x 3.23m max)

Bedroom Six 10'6 max x 9'8 max (3.20m max x 2.95m max)

Shower Room

Off Road Parking

Rear Garden

Floor Plan

Ground Floor

- Conservatory: 6.43m x 2.92m (21' 1" x 9' 7")
- Kitchen: 6.12m x 3.61m (20' 1" x 11' 10")
- Living Room: 7.01m x 3.30m (23' 0" x 10' 10")
- Hall
- Porch
- Office: 4.60m x 2.49m (15' 1" x 8' 2")
- w.c.

First Floor

- Bedroom 2: 3.40m x 3.18m (11' 2" x 10' 5")
- Bedroom 3: 3.40m x 2.79m (11' 2" x 9' 2")
- Bedroom 1: 3.81m x 3.10m (12' 6" x 10' 2")
- Bedroom 4: 3.20m x 2.62m (10' 6" x 8' 7")
- Bathroom: 2.82m x 2.03m (9' 3" x 6' 8")
- Ensuite: 1.76m x 1.25m (5' 9" x 4' 1")

Second Floor

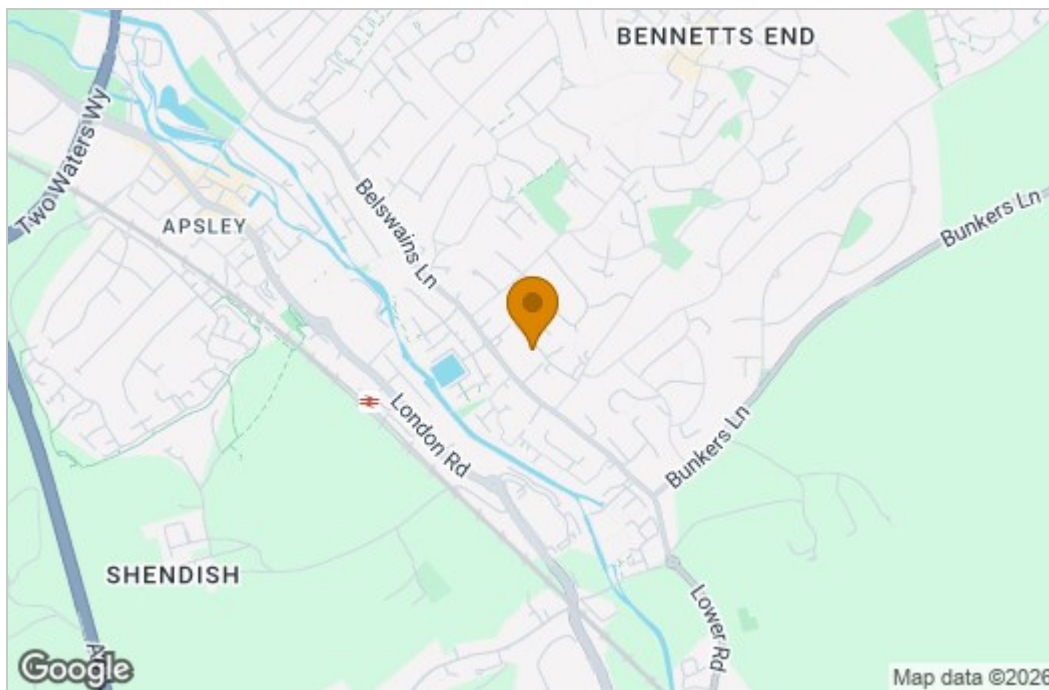
- Bedroom 5: 3.81m x 3.23m (12' 6" x 10' 7")
- Bedroom 6: 3.20m x 2.56m (10' 6" x 8' 5")
- Shower Room: 2.56m x 1.53m (8' 5" x 5' 0")

Clements estate agents

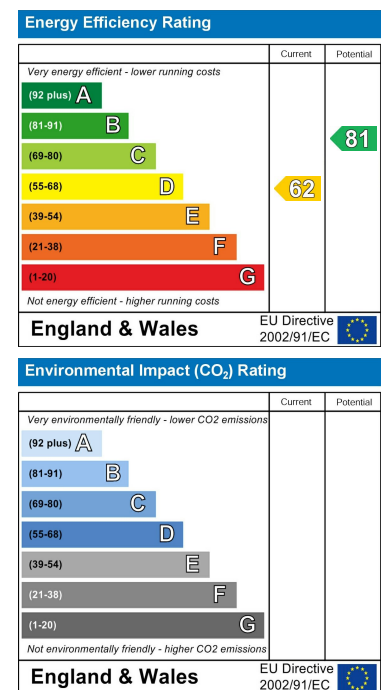
Clements
estate agents

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.