





£235,000

Situated in this highly sought after canal side development, this superbly presented ground floor flat boasts wonderful open plan living with patio doors that open onto a private patio leading to communal gardens that overlook the grand union canal, with a fully fitted kitchen with integrated appliances, a double bedroom, modern bathroom and a utility cupboard with space for a washing machine and dryer. With secure covered parking and access to the private overflow car park. Located just a short walk of both Apsley mainline station to Euston.

Property Description

Entrance

Security door to communal entrance.

Entrance Hall

Hardwood front door to the entrance hall, electric radiator, doors to utility cupboard with plumbing and space for washing machine, hot water tank,

Open plan Lounge, kitchen Diner

Lounge/Diner Area

A dual aspect room with recessed spot lighting, electric radiator, TV point, double glazed door leading to gardens.

Kitchen

Fitted with a range of base and eye level storage units, work surface areas with inset single drainer sink unit with mixer tap, integrated dish washer, fridge freezer, electric hob with oven below and extractor over, recessed spot lights.

Bedroom

Double glazed door and window to the gardens, electric radiator.

Bathroom

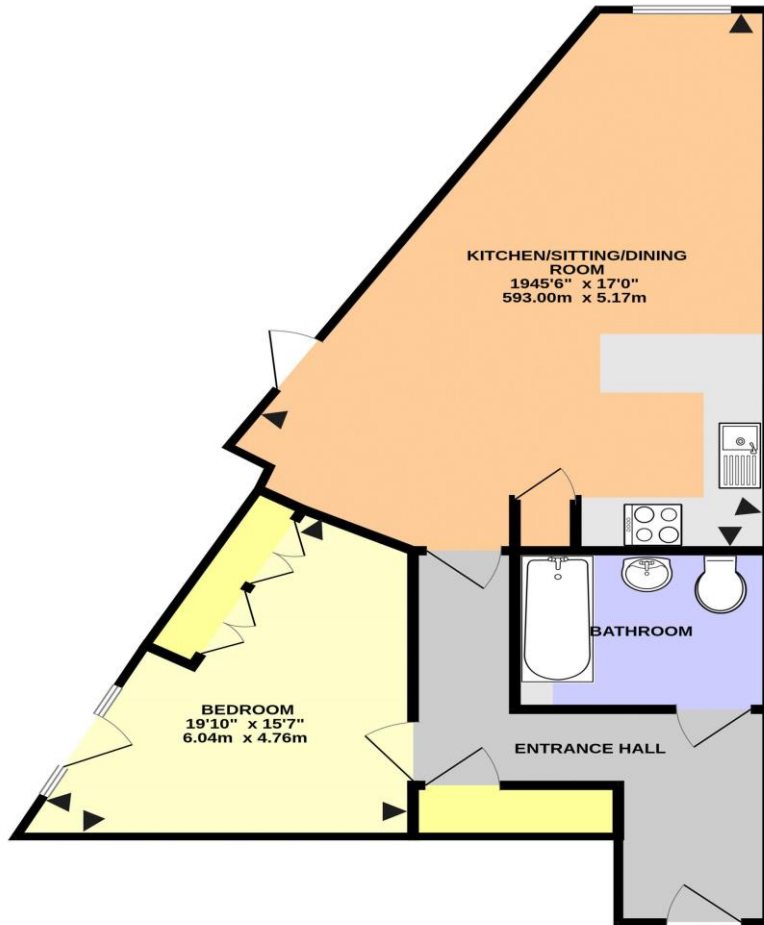
A three piece suite comprising a WC, wash hand basin with mixer tap, bath with mixer tap and shower over, tiled surrounds, extractor fan, heated towel rail, recessed spot lights.

Outside

Private patio area leading onto the communal gardens, these have been laid with artificial grass and back directly on to the ground union canal, outside lighting.

Parking

Secure covered parking space, additional access to private overflow car park.



DICKINSON HOUSE, HEMEL HEMPSTEAD HP3 9DR (PRODUCED FOR MICHAEL ANTHONY)

TOTAL FLOOR AREA : 581 sq.ft. (54.0 sq.m.) approx.

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