Connells

Widmore Drive
Hemel Hempstead

Widmore Drive
Hemel Hempstead HP2 5JJ

for sale offers in excess of
£215,000

Property Description

OFFERED WITH NO UPPER CHAIN! GROUND FLOOR maisonette at Widmore Drive, HP2. Benefits include PRIVATE GARDEN, gas central heating, modern kitchen, luxury bathroom. and communal parking. Walking distance to local shops and schools, a short drive to the Town Centre, the Old Town and Gadebridge Park. Call now to arrange a viewing!

Agents Note: Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Entrance Hall

Double glazed door to front and radiator.

Lounge

Double glazed window, TV point, radiator and door to bedroom.

Kitchen

Fitted with wall and base units with work surfaces to compliment, sink/drainer with splashbacks, integrated oven and gas hob, plumbing for washing machine, space for a tall, free-standing fridge,cupboard housing central hearing boiler and double glazed window.

Rear Hallway

Radiator and double glazed door to garden.

Bedroom

Double glazed window, built in cupboard and radiator.

Bathroom

Fitted with bath, electric shower, wash hand basin, low level WC, radiator, part tiling and double glazed window.

Front Garden

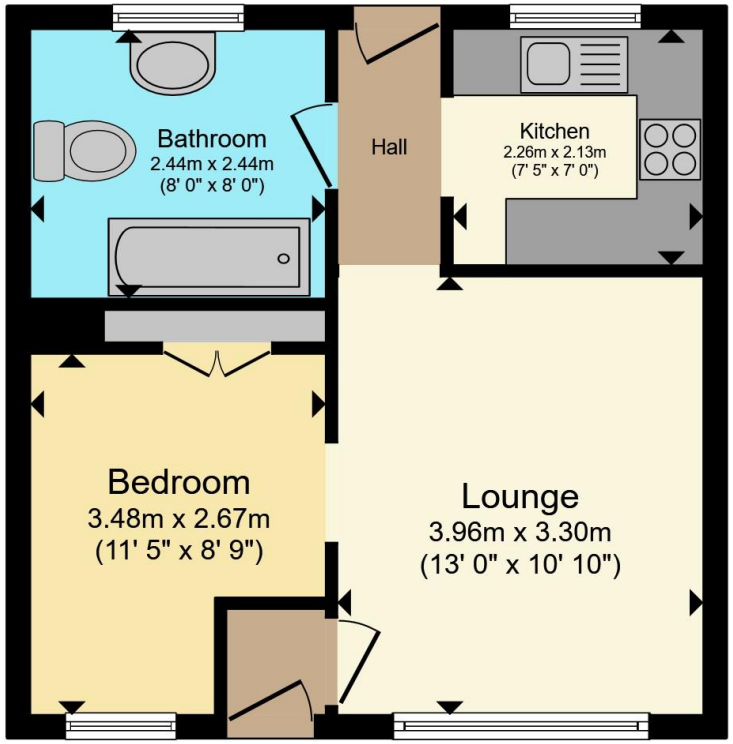
Lawned area with pathway to front door.

Rear Garden

Laid to lawn with pathway to rear access gate.

Communal Parking Bays

Communal parking bays and street parking.



Total floor area 37.6 m² (405 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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

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To view this property please contact Connells on

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45 Marlowes
HEMEL HEMPSTEAD HP1 1LD

EPC Rating: C

Council Tax Band: B

Service Charge: 600.00

Ground Rent: 10.00

Tenure: Leasehold

view this property online connells.co.uk/Property/HEM312334

This is a Leasehold property with details as follows; Term of Lease 125 years from 14 Sep 1987. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

The Property Ombudsman

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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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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