





£375,000

Offered in superb condition throughout and located in the highly sought after Hunters Oak development. This end of terrace home boasts a spacious lounge, refitted kitchen, two double bedrooms and a luxury bathroom, with lovely enclosed gardens and driveway parking to the front.

Property Description

STORM PORCH

Door to entrance hall.

ENTRANCE HALL

Built in storage cupboard, radiator, door to lounge.

LOUNGE

Double glazed window to front aspect. Radiator, wood effect flooring, stairs to first floor, door to kitchen/dining room.

KITCHEN/DINING ROOM

Double glazed window and door to rear aspect. Range of wall mounted and floor standing units with roll edge work surface over, stainless steel single drainer sink with mixer tap, tiled splash back, integrated oven and gas hob with extractor fan over, space for washing machine and dishwasher, space for fridge/freezer, radiator, tiled floor.

LANDING

Doors to bedrooms and bathroom.

BEDROOM ONE

Double glazed window to rear aspect. Radiator.

BEDROOM TWO

Double glazed window to front aspect. Radiator.

BATHROOM

Double glazed window to side aspect. Low level w.c., panelled bath with shower over, pedestal wash hand basin, extractor fan, radiator, airing cupboard housing hot water cylinder, part tiled walls, spotlights.

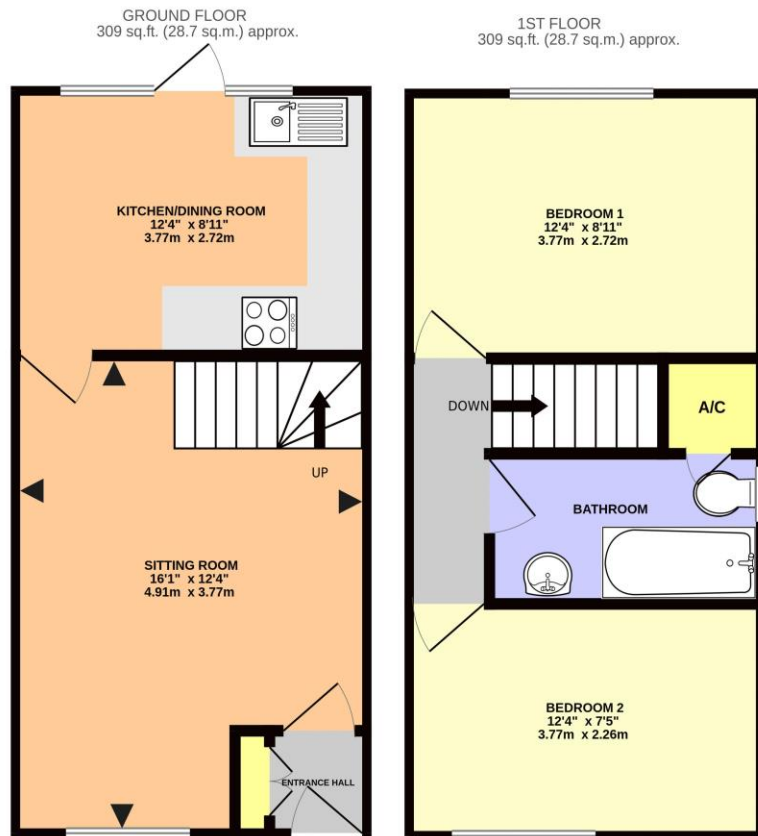
OUTSIDE

PARKING

Driveway providing off road parking for one car.

REAR GARDEN

Mainly laid to lawn with patio area, outside tap, side access.



HALF MOON MEADOW, HEMEL HEMPSTEAD HP2 7SD (PRODUCED FOR MICHAEL ANTHONY)

TOTAL FLOOR AREA: 618 sq.ft. (57.4 sq.m.) approx.
 No accuracy to this image, text or measurements is guaranteed
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		90 B
69-80	C		
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		

MONEY LAUNDERING REGULATIONS 2017 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE CONSUMER PROTECTION REGULATIONS 2008 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents

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