

Connells

Deaconsfield Road
Hemel Hempstead

Deaconsfield Road
Hemel Hempstead HP3 9HZ

for sale offers in the region of
£280,000







Property Description

A beautifully presented ground-floor maisonette with no service charge or ground rent, driveway parking and a private garden, ideally situated on the popular Deaconsfield Road, conveniently located between Hemel Hempstead Town Centre and Nash Mills. Refurbished by the current owners and presented in immaculate condition throughout, the property offers a welcoming entrance hall, a spacious living/dining room with patio doors opening onto the garden, a contemporary refitted kitchen with integrated appliances and coordinating work surfaces, a modern bathroom & a generous double bedroom with a bay window.

Externally, the property benefits from a lovely private rear garden with paved seating areas, enclosed by walled and fenced boundaries, together with gated side access. To the front, a block-paved driveway provides off-road parking for one vehicle. Further benefits include no ground rent or service charges, gas central heating, double glazing and bespoke shutters throughout. Conveniently positioned close to local amenities, schools & excellent transport links, including Hemel Hempstead mainline station with services to London Euston, and easy access to the M1 and M25 motorways.

Agents Note: Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover 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.

Front Garden

Block-paved driveway providing off-road parking for one vehicle, with a pathway leading to the private entrance door and gated side access to the rear garden.

Entrance Hall

Private entrance, double glazed door to side and radiator.

Lounge/Dining Room

A bright and airy reception room featuring double glazed sliding doors providing direct access to the rear garden, a stylish media wall with electric fireplace and radiator.

Kitchen

Fitted with a range of modern, sleek wall and base units complemented by quartz work surfaces and matching splashbacks. Incorporating an integrated fridge/freezer, dishwasher, washing machine, double oven, gas hob with cooker hood over, double glazed window with bespoke shutters and radiator.

Bedroom

A spacious double bedroom featuring a bay-fronted double glazed window with bespoke shutters, mirrored wardrobes, TV point and radiator. Finished with fitted carpeting.

Bathroom

Fully tiled and fitted with a white suite comprising a panel-enclosed bath with overhead shower, wash hand basin and low-level WC. Heated towel rail and extractor fan.

Rear Garden

A beautifully maintained private rear garden featuring a patio area, perfect for al fresco dining and outdoor entertaining. Further benefits include a garden shed for additional storage and gated side access.



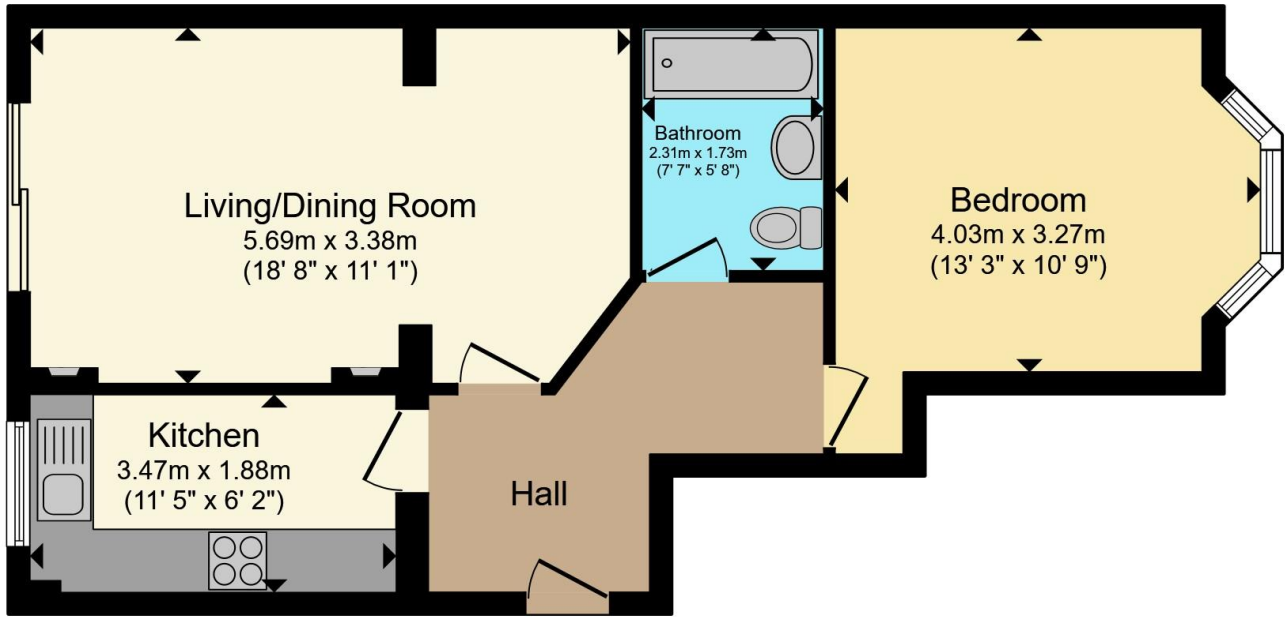












Total floor area 51.3 m² (553 sq.ft.) approx

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

Connells

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: Ask Agent

Ground Rent: Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/HEM312700

This is a Leasehold property with details as follows; Term of Lease 125 years from 15 Jun 2007. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

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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