

Mulburries

Beaumont House, Zoffany Place , Hemel Hempstead, HP2 4EZ

Guide price £300,000



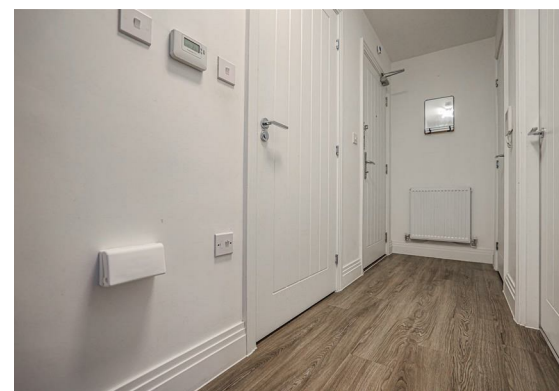
## Beaumont House, Zoffany Place, Hemel Hempstead, HP2 4EZ

- TWO BEDROOMS
- EN-SUITE & FAMILY BATHROOM
- DUAL ASPECT JULIET BALCONIES
- FIRST FLOOR
- ALLOCATED PARKING SPACE
- IMMACULATE INTERIORS
- EASY ACCESS FOR M1
- SHORT WALK TO LOCAL AMENITIES AND GYM
- 994 YEAR LEASE
- LOW SERVICE CHARGE + PEPPERCORN GROUND RENT



Welcome to Beaumont House, a delightful first-floor apartment located in the charming area of Zoffany Place, Hemel Hempstead. This modern residence boasts two well-proportioned bedrooms and two stylish bathrooms, making it an ideal choice for couples, small families, or professionals seeking a comfortable living space.

As you enter the apartment, you will be greeted by a spacious reception room that is enhanced by the rare feature of dual aspect Juliet balconies. These balconies not only provide a lovely view but



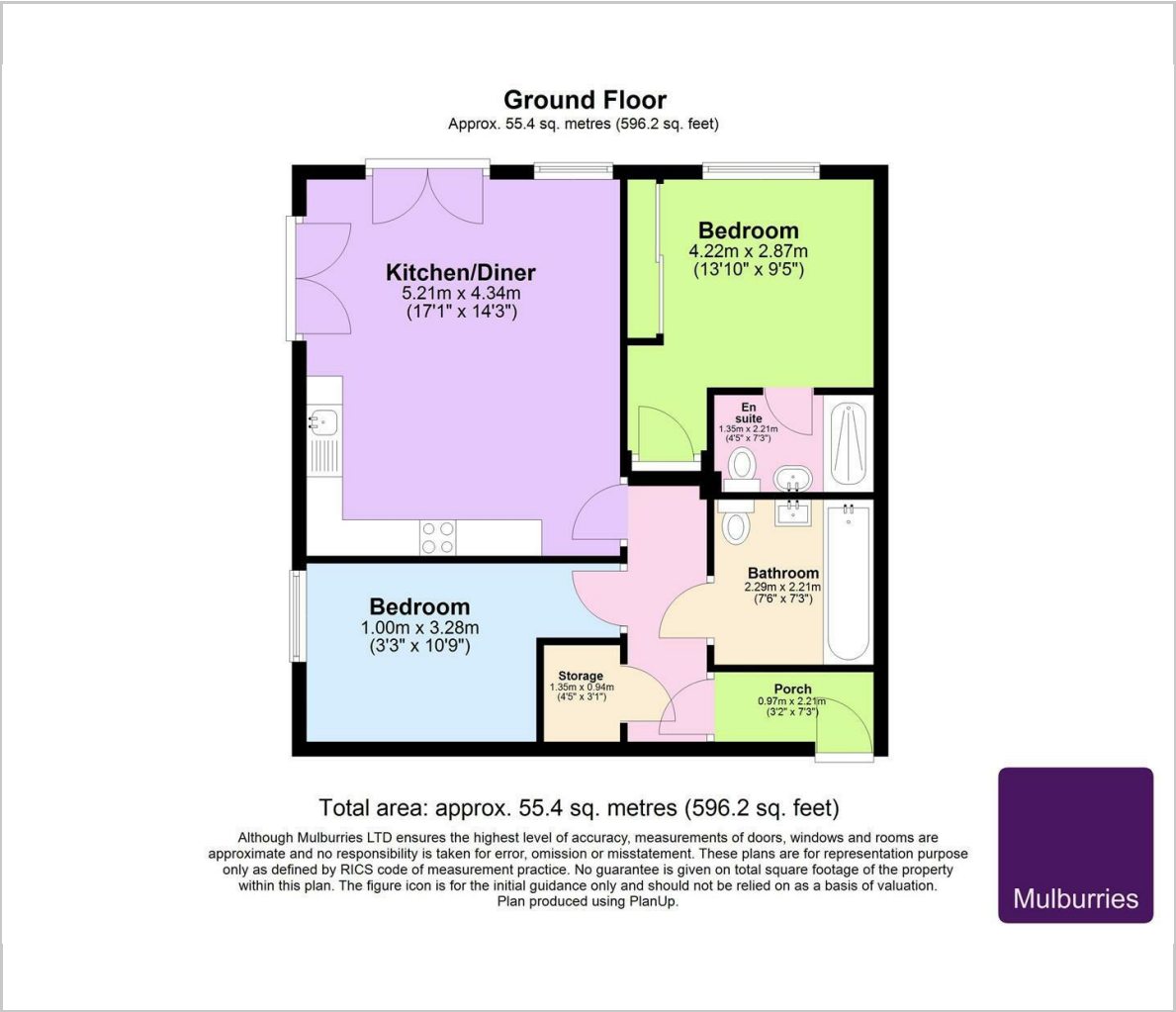
also flood the room with natural light, creating a warm and inviting atmosphere. The open-plan design seamlessly integrates the reception area with a contemporary kitchen, which is equipped with integrated appliances, ensuring both functionality and style.

The property benefits from an allocated parking space, providing convenience for residents with vehicles. Additionally, its prime location offers easy access to a nearby parade of shops, catering to your everyday needs. For those who commute, the M1 motorway is just a short drive away, making travel to London and beyond straightforward.



With a remarkable lease of 994 years, this apartment presents a rare opportunity to secure a long-term home in a desirable area. Whether you are looking to invest or find your next residence, Beaumont House is a property that combines modern living with practicality. Do not miss the chance to make this splendid apartment your own.

Floor Plan



Viewing

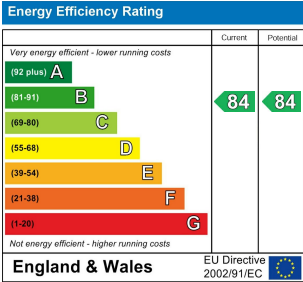
Please contact our Mulburries Office on 01442 732362 if you wish to arrange a viewing appointment for this property or require further information.

31 Lawn Lane, Hemel Hempstead, Hertfordshire, HP3 9HH  
Tel: 01442 732362 Email: [contact@mulburries.co.uk](mailto:contact@mulburries.co.uk) [ryan.green@mulburries.co.uk](mailto:ryan.green@mulburries.co.uk)

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