

Mulburries

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For Sale

01442 732362
mulburries.co.uk

Pixies Hill Crescent , Hemel Hempstead, HP1 2BU

Offers in excess of £650,000



Pixies Hill Crescent, Hemel Hempstead, HP1 2BU

- SOUGHT AFTER AREA OF CHAULDEN
- MODERN 4 BED HOUSE SUITABLE FOR FAMILIES
- UPSTAIRS AND DOWNSTAIRS BATHROOMS
- GOOD SIZE LOW MAINTENANCE GARDEN WITH OUTBUILDING
- OPEN PLAN LIVING WITH ACCESS TO THE GARDEN ALL THROUGHOUT THE GROUND FLOOR
- CLOSE TO LOCAL SCHOOLS AND AMMENITIES
- APPROXIMATELY 0.8 MILES FROM HEMEL HEMPSTEAD TRAIN STATION
- OFF STREET PARKING WITH EV CHARGING POINT
- EPC = C
- TAX BAND = D

Located in the highly sought-after area of Chaulden, Pixies Hill Crescent presents a modern four-bedroom house that is perfect for families seeking comfort and convenience. Located approximately 0.8 miles from Hemel Hempstead train station, this property offers excellent transport links for commuters and easy access to the vibrant town centre.

Upon entering, you will be greeted by a corridor that takes you through to living spaces that seamlessly





connect to the garden, creating a bright and airy atmosphere throughout the ground floor. This design not only enhances the flow of natural light but also provides an ideal setting for family gatherings and entertaining guests. The property boasts both upstairs and downstairs bathrooms, ensuring ample facilities for the entire household.

The good-sized, low-maintenance garden is a delightful feature, complete with an outbuilding that can serve various purposes, whether as a home office, workshop, or additional storage. This outdoor space is perfect for children to play or for adults to unwind after a long day.

Families will appreciate the proximity to local schools and amenities, making daily life more convenient. With a tax band of D, this property represents a fantastic opportunity for those looking to settle in a desirable neighbourhood.

In summary, this modern house on Pixies Hill Crescent is an excellent choice for families seeking a blend of comfort, style, and practicality in a prime location. Do not miss the chance to make this wonderful property your new home.



Floor Plan

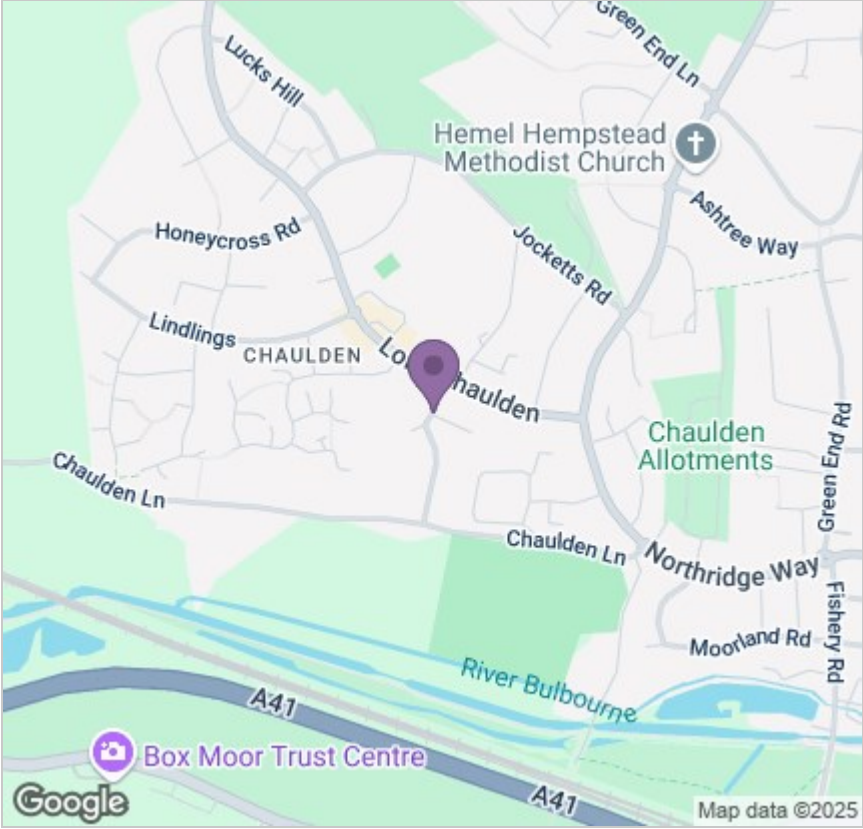


Viewing

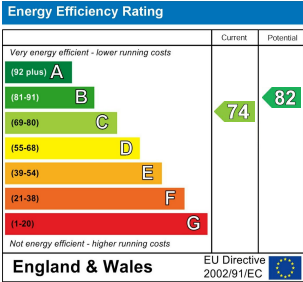
Please contact our Mulburries Office on 01442 732362 if you wish to arrange a viewing appointment for this property or require further information.

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

Area Map



Energy Efficiency Graph



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