



33 Green Lane Hemel Hempstead, HP3 0JZ **Offers Over £900,000**

This beautifully presented four-bedroom detached home offers the perfect blend of modern comfort and countryside living. Set on a quiet and sought-after road in Bovingdon, it's just a short stroll from the village, where you'll find a lovely mix of independent shops, cafés, and well-regarded schools.

Refurbished in 2018 to a high standard by local craftsmen, the house sits on a generous plot and has a wonderfully welcoming feel from the moment you step inside. The entrance hall opens into a cosy sitting room and a spacious open-plan kitchen and breakfast area – the true heart of the home. With its granite worktops, integrated appliances, and plenty of space for cooking, dining, and relaxing, it's a room designed for both everyday living and effortless entertaining. Large patio doors connect the space directly to the garden, creating a lovely flow in the warmer months.

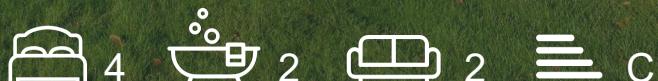
Upstairs, all four bedrooms are comfortable doubles, giving plenty of room for family, guests, or the flexibility to create a home office or hobby space. The main bedroom features an en-suite and a Juliet balcony that frames peaceful views across the long garden and the open countryside beyond – a beautiful way to start each day. A generous family bathroom completes the first floor.

One of the home's standout features is its impressive 160ft rear garden. Whether it's a morning coffee on the patio, children playing on the lawn, or evenings spent outdoors with friends, it's a space that lends itself to relaxation and outdoor living. At the front, the wide driveway offers excellent parking, along with thoughtfully planted borders and an EV charging point.

- **Beautifully Presented Four Bedroom Detached**
- **Short Stroll Into The Village**
- **Refurbished To High Standard In 2018**
- **Generous Plot Ideal For Families**
- **Modern Kitchen**
- **Four Double Bedrooms**
- **Private Driveway**
- **Overlooking Countryside**

Viewing

Please contact our Bovingdon Office on 01923262666 if you wish to arrange a viewing appointment for this property or require further information.



Floor Plan



Area Map



Energy Efficiency Graph

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating			
		Current	Potential	Current	Potential
Very energy efficient - lower running costs (92 plus) A				Very environmentally friendly - lower CO ₂ emissions (92 plus) A	
(81-91) B				(81-91) B	
(68-80) C				(68-80) C	
(55-68) D				(55-68) D	
(38-54) E				(38-54) E	
(21-38) F				(21-38) F	
(1-20) G				(1-20) G	
Not energy efficient - higher running costs				Not environmentally friendly - higher CO ₂ emissions	
				EU Directive 2002/91/EC	
				EU Directive 2002/91/EC	
England & Wales		69	82	England & Wales	



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