



Adeyfield Road

, Hemel Hempstead, HP2 5JP

Clements are delighted to market this immaculate TWO DOUBLE BEDROOM first floor flat in Adeyfield. Situated within a stones throw of good local schools and amenities as well as major road links including the M1 and M25.

The property offers spacious room sizes and is in good condition throughout comprising: large living room with access to a south facing balcony, modern fitted kitchen with larder, bathroom, two double bedrooms and ample storage including an external brick built shed. VIEWING IS STRONGLY RECOMMENDED.

Asking Price £225,000

199 Adeyfield Road

, Hemel Hempstead, HP2 5JP



- First Floor Flat
- Beautiful Kitchen
- Close to Maylands Industrial Estate
- Two Double Bedrooms
- South Facing Balcony
- Great Road Links (M1 & M25)
- Large Living Area
- Close to Good Schools

Communal Entrance

Entrance

4'05 x 3'04 (1.35m x 1.02m)

Living Room

14'11 x 14'03 (4.55m x 4.34m)

Kitchen

9'04 x 9'11 (2.84m x 2.77m)

Internal Hallway

6'05 x 2'10 (1.96m x 0.86m)

Bedroom One

12'04 x 11'04 (3.76m x 3.45m)

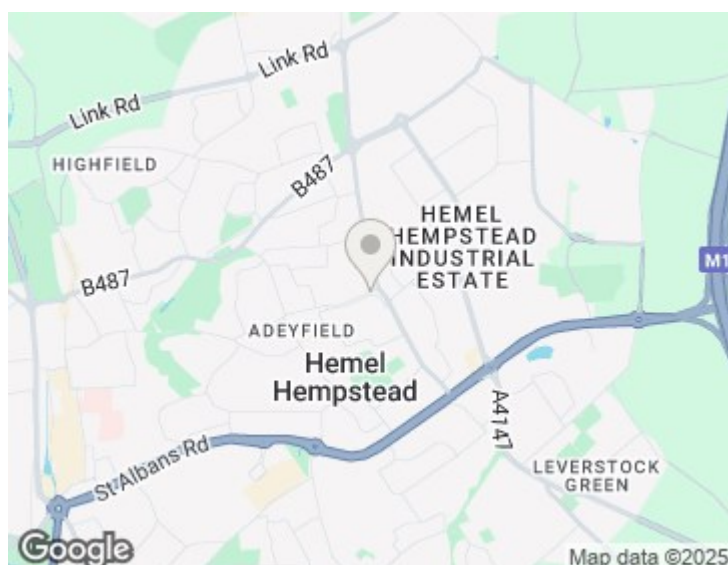
Bedroom Two

11'10 x 9'03 (3.61m x 2.82m)

Bathroom

9'03 x 4'11 (2.82m x 1.50m)

Outside



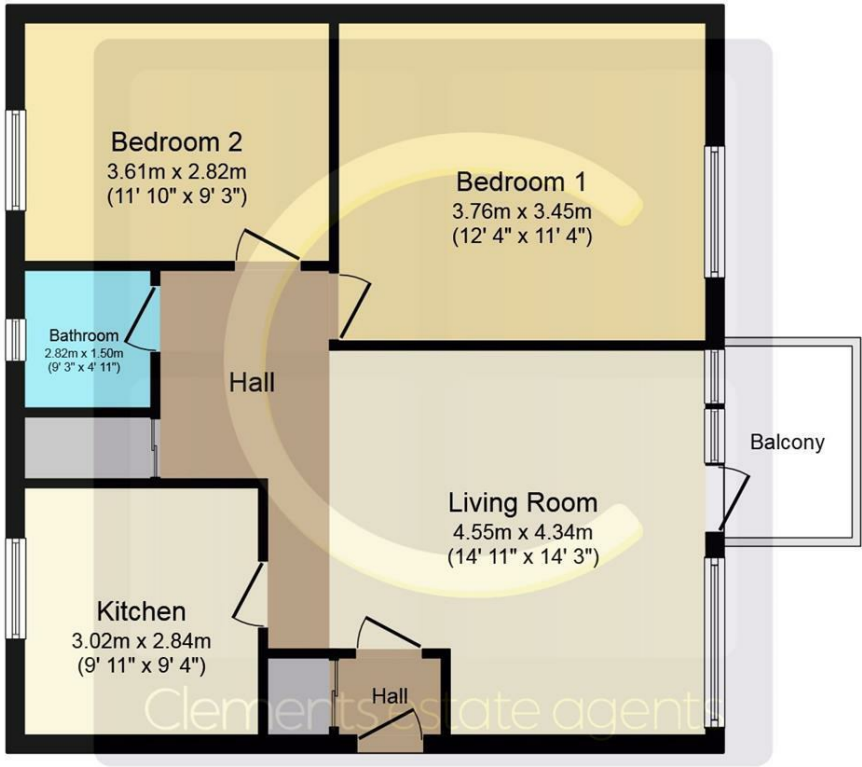
Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	64	74
EU Directive 2002/91/EC		





Floor Plan



Floor Plan

Total floor area 67.7 sq.m. (728 sq.ft.) approx
This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Powered by PropertyBox

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.

