



## Aragon Close, Hemel Hempstead, HP2 7LG

### Asking Price £195,000

Situated in Woodhall Farm is this spacious and well presented top floor purpose built flat. Boasting two bedrooms, walk in wardrobe to bedroom one, 16'8 living room, fitted kitchen, gas central heating, double glazing and residents parking. Situated within easy reach of the local shops, Maylands Industrial Estate and the M1, M25 and A41 road links.



## Communal Hallway

Stairs to all floors.

## Entrance Hall



Front door, entry phone and storage cupboard.

## Lounge 16'8 x 12'5 (5.08m x 3.78m)



Two double glazed windows, radiator and TV point.

**Kitchen 9'0 x 8'7 (2.74m x 2.62m)**



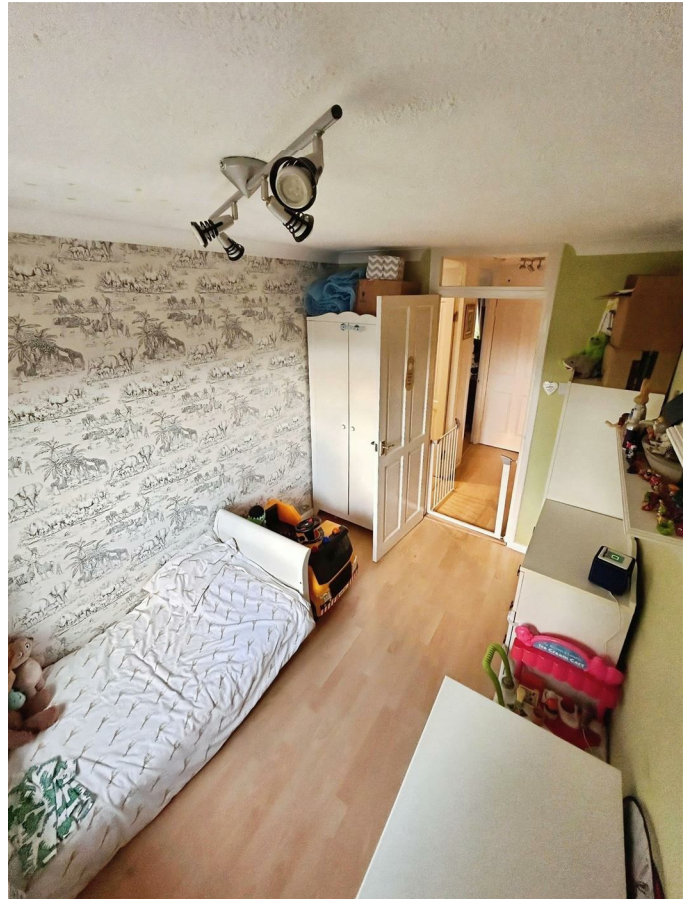
Wall and base units with work surfaces to compliment, electric oven, electric hob and cooker hood over, stainless steel sink with drainer, tiled splash backs, central heating boiler, pantry and double glazed window.

**Bedroom One 14'3 x 9'10 (4.34m x 3.00m)**



Double glazed window and radiator.

**Bedroom Two 10'8 x 7'6 (3.25m x 2.29m)**



Double glazed window and radiator.



## Bathroom



Panelled bath with mixer taps and shower attachment, low level wc, pedestal wash hand basin, part tiled walls and extractor fan.

## Outside



## Parking



Floor Plan



Floor Plan

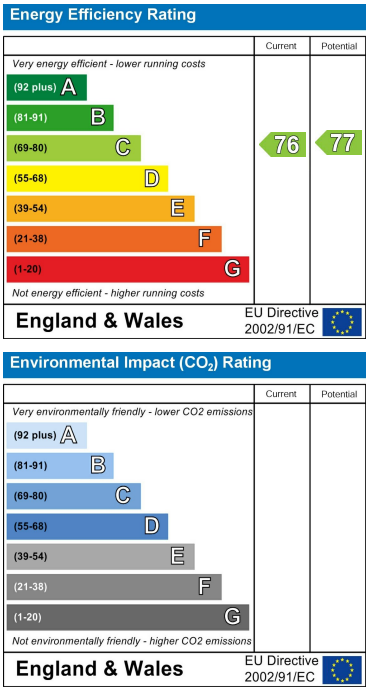
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)



Area Map



Energy Efficiency Graph



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