



Newlands Road
Hemel Hempstead, HP1 2NH

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Newlands Road, Hemel Hempstead

Welcome to this immaculate 4-bedroom semi-detached house, a true gem that seamlessly blends modern comfort with elegant design. Located in a highly sought-after neighbourhood, this home is perfect for families and professionals alike.

As you step inside, you're greeted by a cozy lounge featuring a charming fireplace, ideal for relaxing evenings. The heart of this home is the expansive kitchen breakfast room, boasting a large island and a snug area. This space is perfect for both casual dining and entertaining, with folding doors that open out onto an immaculate rear garden, creating a seamless indoor-outdoor living experience.

The kitchen is complemented by a separate utility/boot room with convenient internal access to the garage, making everyday tasks a breeze. A well-appointed cloakroom completes the ground floor.

Upstairs, the first floor offers four beautifully presented bedrooms. The master bedroom is a luxurious retreat with a vaulted ceiling and an ensuite shower room. Two additional double bedrooms provide ample space for family or guests, while a single bedroom can serve as a nursery or home office. A stylish family bathroom serves the additional bedrooms.

The outdoor spaces are equally impressive. The attractive rear garden features a patio area perfect for alfresco dining and outdoor relaxation. The front garden is laid to astro turf for easy maintenance, and the driveway leads to the garage, which is equipped with an electric roll-up door for convenience.

This amazing property must be seen to be fully appreciated. With its immaculate condition and thoughtful layout, it offers a lifestyle of comfort and sophistication. Don't miss the opportunity to make this exceptional house your new home.

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.



Features

- FOUR bedrooms
- TWO bathrooms
- Driveway for TWO cars
- GARAGE
- Immaculate property
- Must be viewed

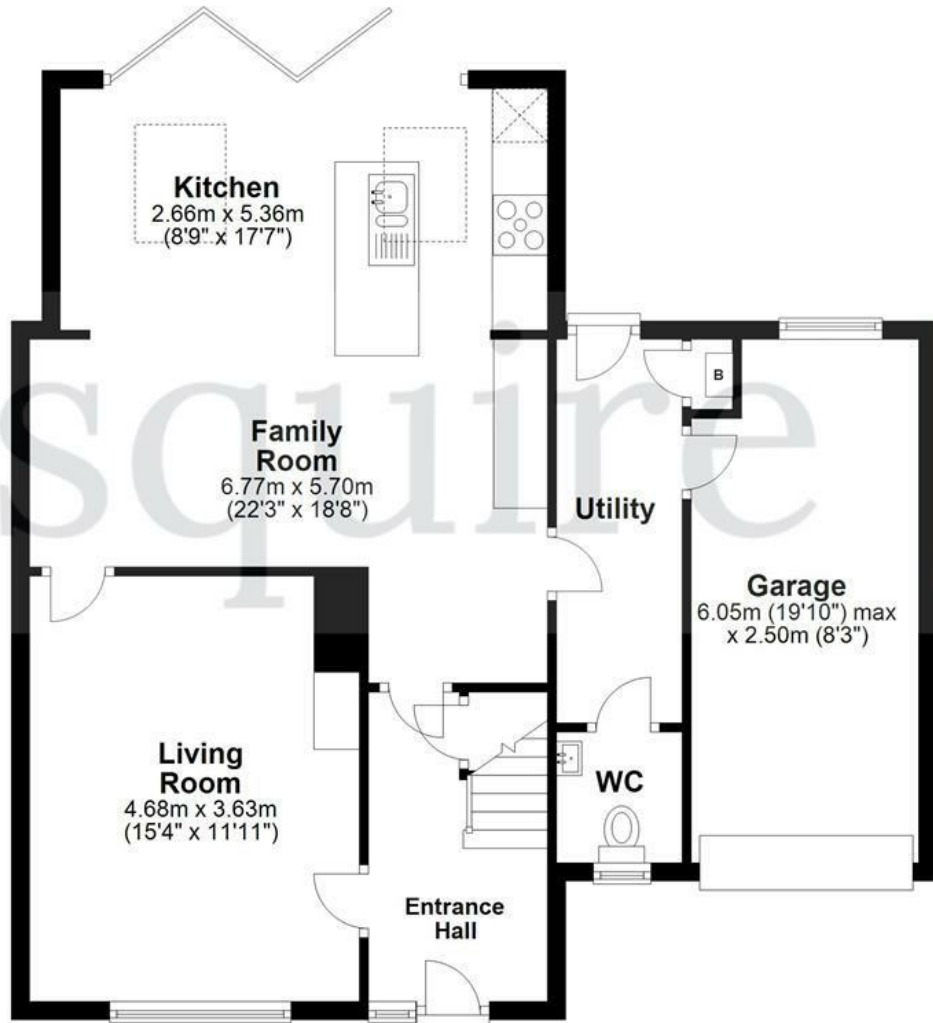
To Book a Viewing

Please contact Squire Estates on 01442 233533.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
	74	83
England & Wales		
EU Directive 2002/91/EC		

Ground Floor

Approx. 80.1 sq. metres (862.5 sq. feet)



First Floor

Approx. 65.1 sq. metres (701.1 sq. feet)



Total area: approx. 145.3 sq. metres (1563.6 sq. feet)

Disclaimer - Floor plan is for marketing purposes only and is to be used as a guide - SKM Studio
Plan produced using PlanUp.



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