



Crabtree Lane  
Hemel Hempstead, HP3 9EJ

squire | estates

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## Crabtree Lane, Hemel Hempstead

New to the market a superbly presented two DOUBLE bedroom TWO bathroom apartment within walking distance to both the town centre and Apsley station. The property offers a fully fitted and applianced kitchen, two DOUBLE bedrooms (master with en suite) and a further family bathroom. The property also benefits from lots of parking and being a stones throw from the local shop. Available from 16th August 2024.

## Features

- Two DOUBLE bedroom apartment
- The apartment will be redecorated throughout
- Lots of parking
- Walking distance to Hemel Hempstead Town Centre
- Bright & Spacious
- Available from 16/08/24
- EPC- C
- Council tax - C

## To Book a Viewing

Please contact Squire Estates on 01442 233533.

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.



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





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