



Chambersbury Lane
Hemel Hempstead, HP3 8AZ

squire | estates

Chambersbury Lane, Hemel Hempstead

Welcome to this spacious THREE DOUBLE BEDROOM family home with GAS CENTRAL HEATING and a good size rear garden, located in a desirable road, walking distance to LONGDEAN SCHOOL and Nash Mills C of E Primary School. The property is double glazed throughout and offers well planned accommodation.

As you enter, you'll find a spacious lounge/dining room, providing an ideal space for both relaxation and entertaining. The room seamlessly opens to the rear garden, where you can enjoy outdoor living on the large patio area, with the rest of the garden laid to lawn, perfect for family occasions.

The well-appointed kitchen features ample storage and plenty of worktop surfaces making meal preparation a breeze. In addition there is ample room for freestanding appliances. Additionally, the property boasts an extra room on the ground floor, versatile enough to serve as a storage area, utility room or even a home office.

Upstairs, the home continues to impress with three generously sized double bedrooms, each offering comfort and space for all family members. A separate toilet and bathroom is ideal family living, which comprises of bath with shower over, and hand basin.

This delightful home on Chambersbury Lane is an excellent opportunity for families seeking a spacious, well-located property with plenty of potential to make it their own. Don't miss out on making this 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

- Three bedroom family home
- Large rear garden
- Popular location
- Utility area
- Walking distance to the train station
- Walking distance to Bunkers park

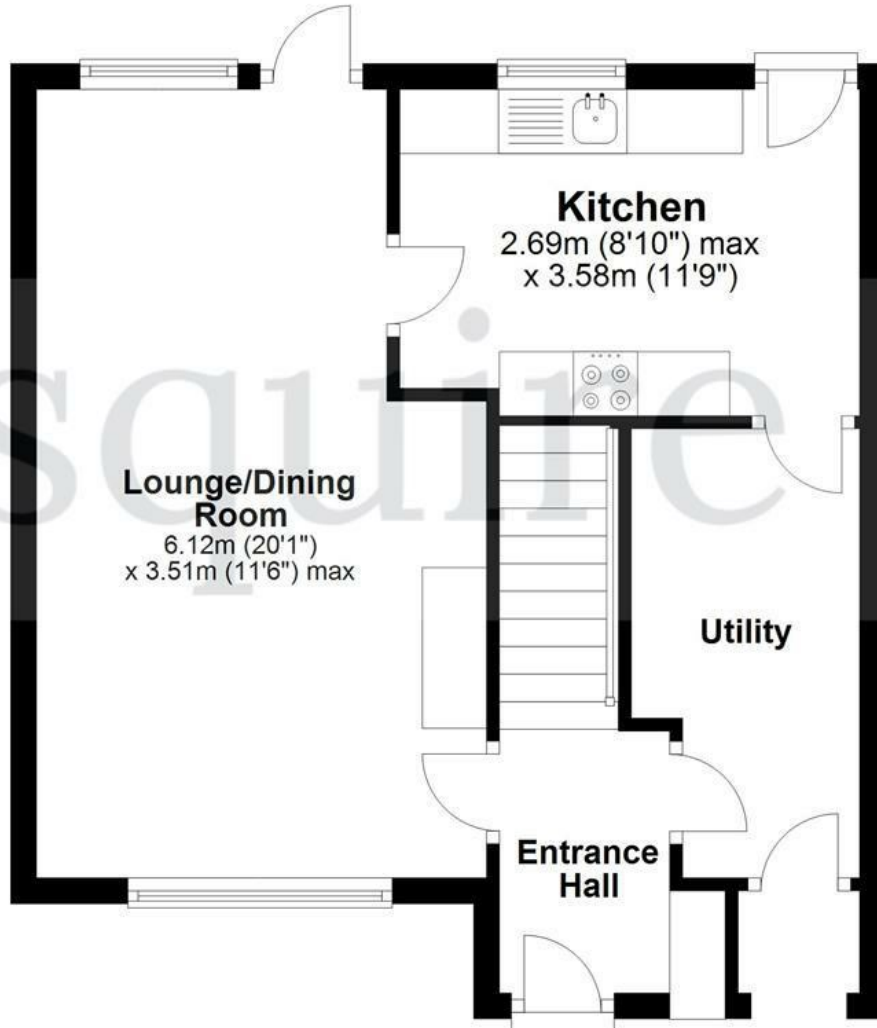
To Book a Viewing

Please contact Squire Estates on 01442 233533.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			87
(69-80) C	72		
(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	

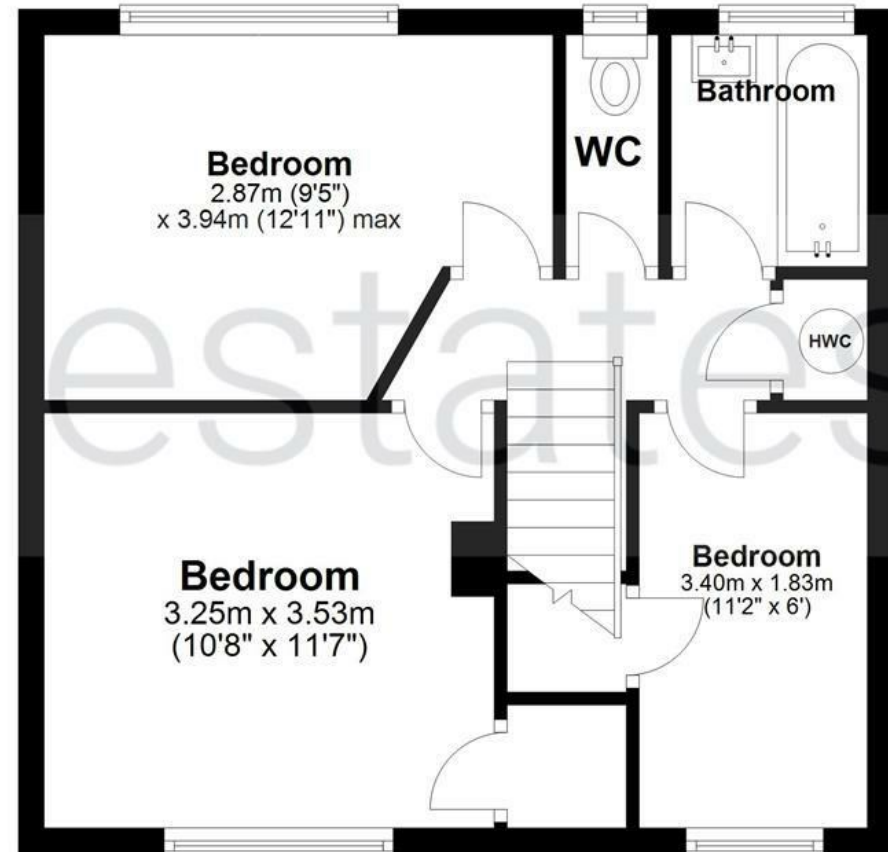
Ground Floor

Approx. 42.4 sq. metres (455.9 sq. feet)



First Floor

Approx. 40.1 sq. metres (431.9 sq. feet)



Total area: approx. 82.5 sq. metres (887.8 sq. feet)

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

