



Gadebridge Road  
Hemel Hempstead, HP1 3DU

squire | estates

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## Gadebridge Road, Hemel Hempstead

**\*\*ALL BILLS INCLUDED\*\*** This one bedroom annex is situated within close proximity of the town centre ideally suiting professionals.

The property comprises of open plan living, double bedroom, three piece shower room, open plan lounge and fitted kitchen with appliances included.

This property also benefits from off street parking and being closely situated to local amenities such as shops, bus stops and schools.

Available now

## Features

- ANNEX PROPERTY
- ALL BILLS INCLUDED
- FURNISHED
- SINGLE OCCUPANCY ONLY
- QUITE LOCATION
- AMPLE ON STREET PARKING
- Available Now
- Open kitchen/living
- EPC - D

## 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
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
			<b>79</b>
		<b>58</b>	
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	





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