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Clarendon Close  
Hemel Hempstead, HP2 5UZ

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## Clarendon Close, Hemel Hempstead

Nestled in a quiet residential neighbourhood close to the Old Town of Hemel Hempstead this ONE BEDROOM GROUND FLOOR flat has a door leading directly onto the communal gardens. It is offered to the market in need of some modernisation.

Located on the ground floor, the flat provides a convenient living experience for individuals of all ages and an ideal option for those who prefer single-level living.

The lounge has ample space and a door leading onto the communal gardens where you can comfortably sit and enjoy the fresh air.

The heart of this home is the generously sized separate kitchen, offering ample space waiting for your personal touch.

The double bedroom has a window overlooking the gardens. The bathroom is fitted with a bath with shower over, sink and WC.

Large windows throughout the flat allow an abundance of natural light to flood the interior, creating a bright and airy ambiance that enhances the overall living experience.

There is also one parking space, and multiple visitor spaces .

Situated within walking distance to the old town, and main town centre.

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

- One Bedroom GROUND FLOOR Apartment
- LOW service charge
- Doors leading onto a communal garden
- In need of some modernisation
- Residents Parking
- Large kitchen
- Council tax band B
- Sold with vacant possession
- No upper chain

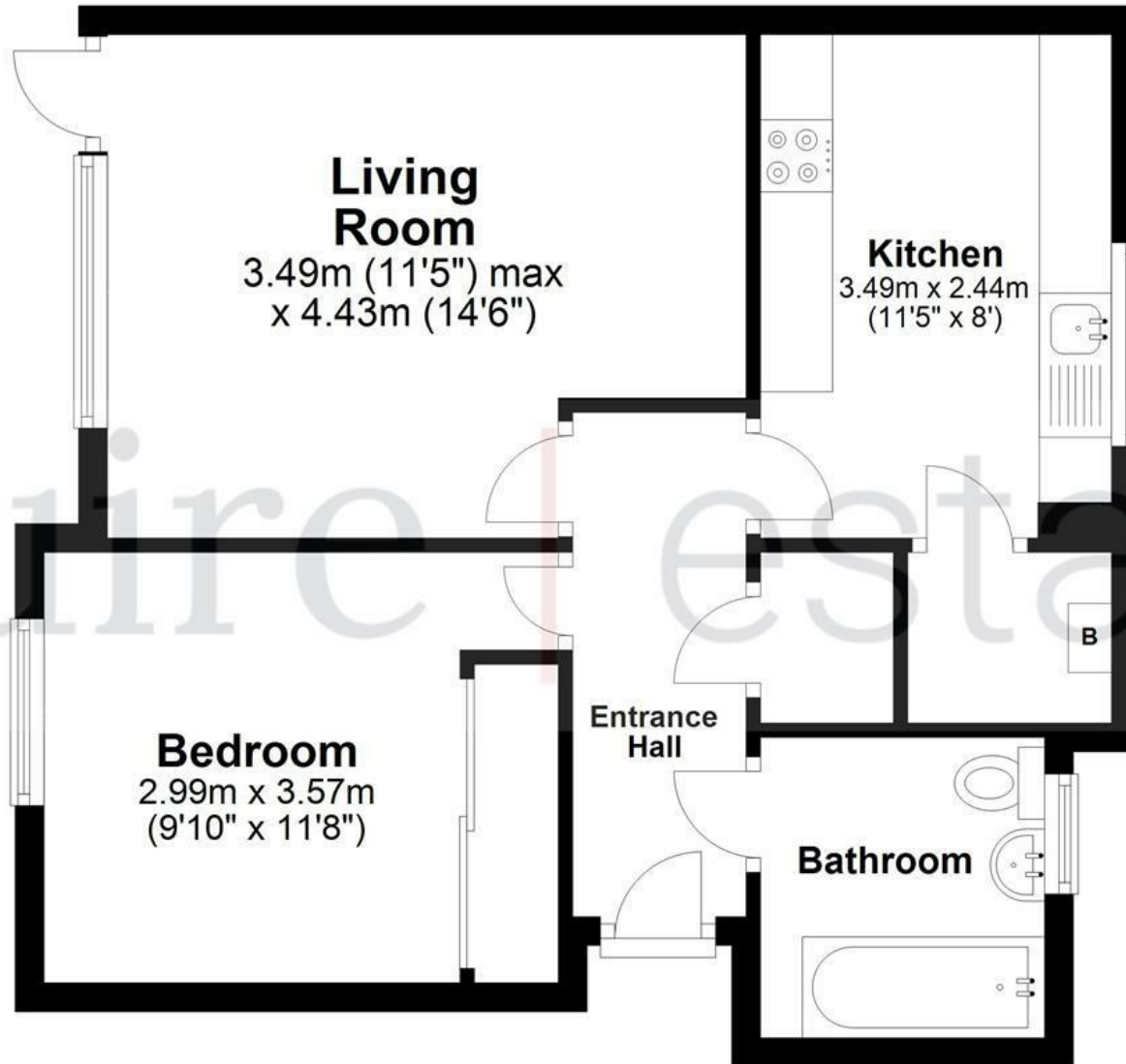
## To Book a Viewing

Please contact Squire Estates on 01442 233533.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <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>		
	66	76
England & Wales		
EU Directive 2002/91/EC		

# Floor Plan

Approx. 46.8 sq. metres (504.1 sq. feet)



Total area: approx. 46.8 sq. metres (504.1 sq. feet)

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

