

**FOR
SALE**



Oram Place Lawn Lane, Hemel Hempstead

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Located just moments from Apsley and its excellent transport links, this chain-free, one-bedroom flat offers an excellent refurbishment opportunity for buyers looking to add their own stamp. Situated on the third floor, the property benefits from a well-proportioned layout and plenty of potential throughout. Inside, you'll find a **generous** size kitchen fitted with ample wall and base units, providing a solid foundation for a modern upgrade. The **bathroom** features a bath with shower over, a wash basin and WC. The bedroom and living areas offer comfortable spaces ready to be transformed to suit your style. The lounge is a good size with views over the communal garden.

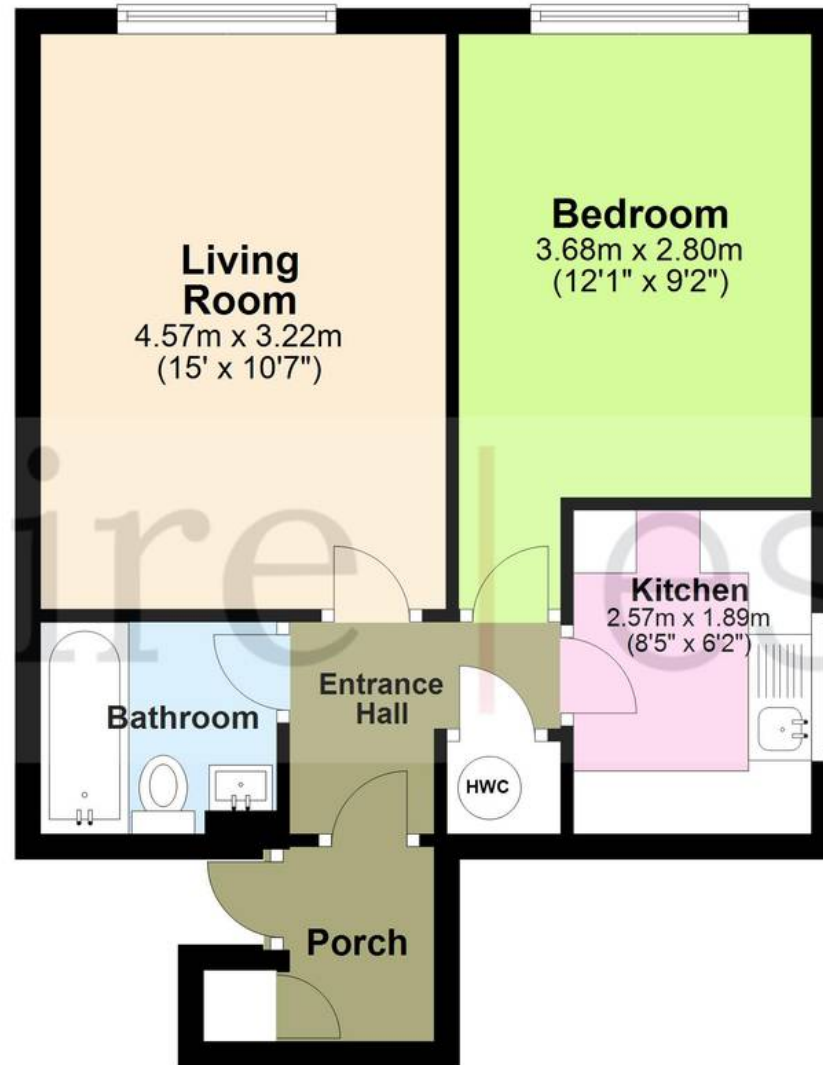
With its desirable location close to local shops, the canal, and Apsley station, this flat presents a fantastic investment or first-time buyer opportunity for those keen to renovate and create a home tailored to their taste.

- One bedroom apartment
- In need of TLC
- CHAIN FREE
- Walking distance to Apsley train station
- Walking distance to shops
- EPC C
- LEASEHOLD



Floor Plan

Approx. 41.1 sq. metres (442.8 sq. feet)



Total area: approx. 41.1 sq. metres (442.8 sq. feet)

The Floor Plan is not to Scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared with due diligence and whilst we have confidence in the information produced it should not be relied upon. Maximum lengths and widths are represented on the plan. If there are any aspects of particular importance, you should carry out or commission your own inspection of the property. Copyright © SKMSTUDIO

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