

**FOR  
SALE**

18 Wood Lane End, Hemel Hempstead  
£0

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### Chain-Free Two Bedroom Flat – Adeyfield

Offered to the market chain free, this well-presented two bedroom flat is located in the popular Adeyfield area and has been recently refurbished throughout to a high standard.

The property features a brand new modern kitchen fitted with a range of built-in appliances, providing both style and practicality, with co-ordinating units and worktops. The bright and airy lounge offers a welcoming living space and benefits from direct access to a private balcony, ideal for relaxing or entertaining.

There are two good-sized bedrooms, both offering comfortable accommodation. The bathroom is well appointed and comprises a bath with shower over, vanity hand basin and WC.

This refurbished flat would make an ideal first-time purchase or investment opportunity and is ready to move straight into.

Council Tax band: TBD

EPC Energy Efficiency Rating: C

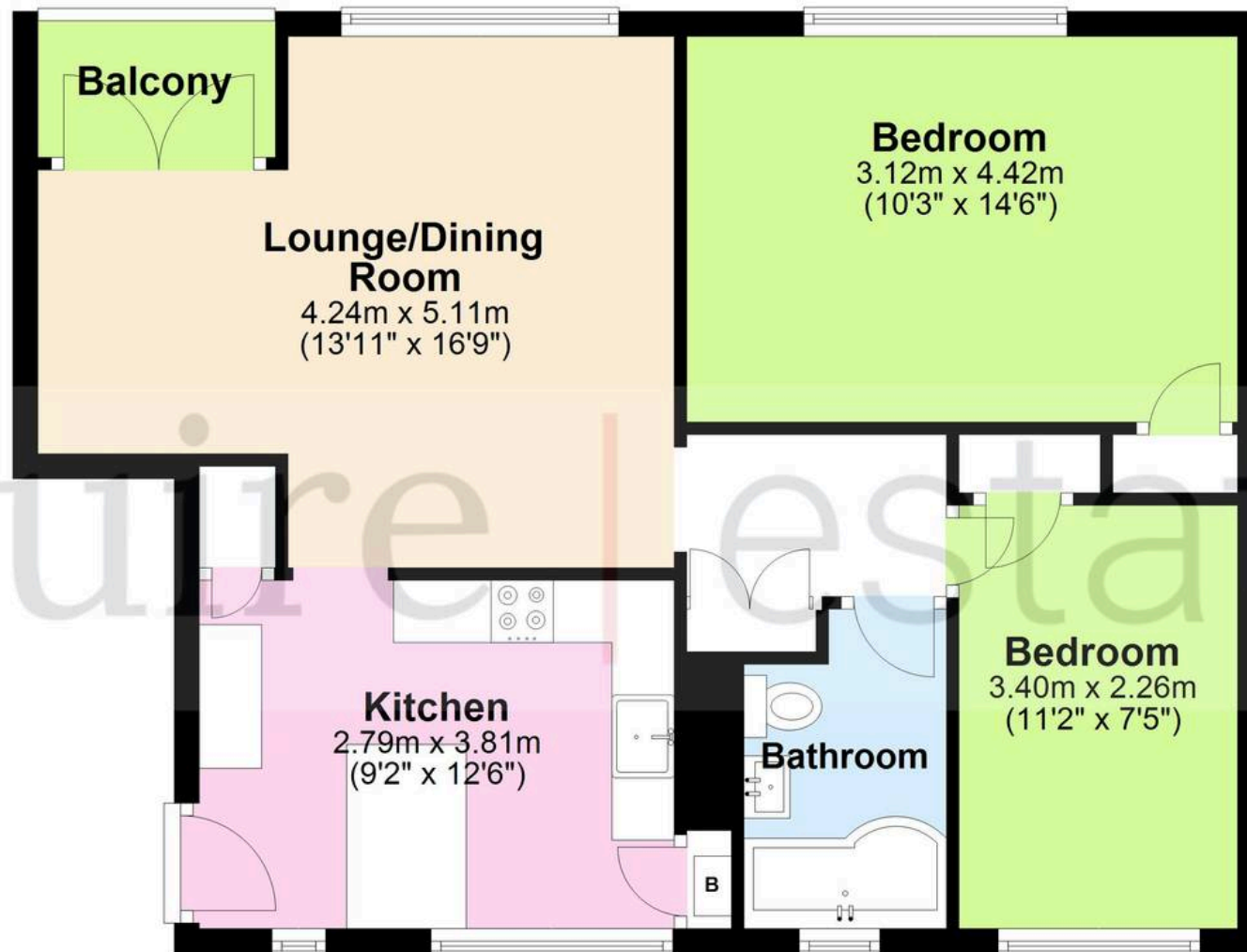
EPC Environmental Impact Rating: C

- Two bedroom flat
- Recently refurbished
- CHAIN FREE
- Close to the Industrial Estate
- Close to local shops



## Floor Plan

Approx. 64.2 sq. metres (690.6 sq. feet)



Total area: approx. 64.2 sq. metres (690.6 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.

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