



The Thistles  
Hemel Hempstead, HP1 3ED

squire | estates

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## The Thistles, Hemel Hempstead

A beautiful recently redecorated three bedroom house with NEW carpets, a garden to the rear and plenty of parking. Situated in the popular Gadebridge area which offers both good primary and secondary schools. It is also within walking distance to Hemel Hempstead town centre, good transport links and the green space of Gadebridge park.

The property comprises a modern downstairs family bathroom, bright and spacious lounge that leads onto a well presented kitchen/conservatory with access to the enclosed rear garden. To the first floor is two double bedrooms and one good sized single bedroom.

Available Now.

## Features

- Three bedroom house
- Redecorated
- New Carpets
- Close to local schools & amenities
- 2 Parking Spaces
- Garden
- Available Now
- Council tax- C
- EPC - C

## 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
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	78	80
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	





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