



Cranstone Lodge  
Hemel Hempstead, HP1 1AJ

squire | estates

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## Cranstone Lodge, Hemel Hempstead

**\*\*FULLY FURNISHED\*\*** Located in the centre of Hemel Hempstead , this eighth (top floor) one bedroom apartment has a large balcony providing fantastic views over the town centre.

This apartment has a fully fitted and applianced kitchen, an open plan lounge / dining room and bedroom with a built in wardrobe both with sliding doors on to a large balcony. The bathroom is of a high specification with a shower over the bath and a large wall mounted vanity cupboard.

The apartment has an **ALLOCATED PARKING SPACE** and is accessed via a secure entry system. Water Bill also included in rent

Available 6th January 2024

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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

- Hemel Town Centre Apartment
- Large Full Width Balcony
- Fully Furnished
- Great Views
- One Bedroom
- Available 6th January 2024
- Allocated Underground Parking.
- EPC Rating E
- WATER BILL INCLUDED

## 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>	42	42
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	





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