



Downside
Hemel Hempstead, HP2 5PU

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Downside, Hemel Hempstead

Welcome to this charming first-floor 1-bedroom flat that offers a delightful living experience overlooking scenic parkland. As you enter, you are greeted by a generously sized lounge featuring a picturesque picture window, allowing an abundance of natural light to fill the space. The lounge provides an inviting atmosphere, perfect for relaxation and entertaining.

The well-designed kitchen is equipped with fitted units and built-in appliances, ensuring functionality and convenience. The coordinating worksurfaces add a touch of elegance to the culinary space, making it a joy for both cooking enthusiasts and those who appreciate a well-appointed kitchen.

The flat boasts a good-sized bedroom adorned with a range of fitted wardrobes and drawers, providing ample storage space while maintaining a sleek and organized appearance. The bedroom is a peaceful retreat, offering a comfortable haven for rest and relaxation.

The bathroom features a convenient shower over the bath, combining practicality with style. The addition of another room offers versatility, serving as an office for remote work or a utility room for added convenience. This extra space enhances the overall functionality of the flat, accommodating various needs and preferences.

One of the key highlights of this property is the abundance of parking available outside the flats, ensuring a hassle-free experience for residents and guests. The convenience of parking adds to the overall appeal of the flat, providing ease of access and a sense of security.

In summary, this first-floor 1-bedroom flat combines practicality with aesthetic appeal, offering a comfortable living space with scenic views, ample storage, and additional room options. With its well-appointed features and convenient parking, this property presents a wonderful opportunity for a delightful and enjoyable lifestyle.

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 First floor Flat
- Walking distance to the Town Centre
- Fantastic views over parkland
- Appliance kitchen
- Separate office / utility room
- Bedroom with fitted furniture
- Ground rent £10 pa
- Service charge and insurance £345 pa

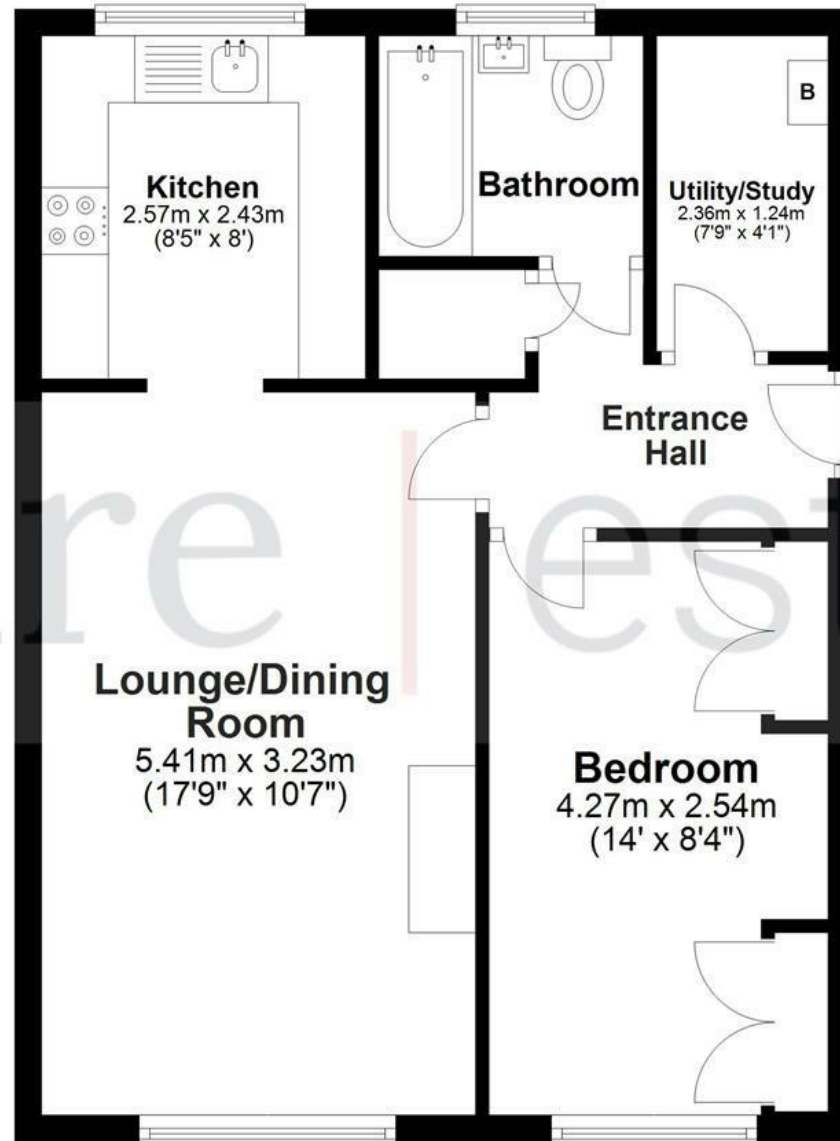
To Book a Viewing

Please contact Squire Estates on 01442 233533.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			73
(55-68) D			
(39-54) E		47	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Floor Plan

Approx. 47.4 sq. metres (509.8 sq. feet)



Total area: approx. 47.4 sq. metres (509.8 sq. feet)

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



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