



Thorn Mead, Adeyfield Road  
Hemel Hempstead, HP2 5GU

squire | estates

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## Thorn Mead, Adeyfield Road, Hemel Hempstead

Squire Estates are pleased to present on the market this exquisite FOUR BEDROOM Townhouse in a Private Cul-de-sac with TWO BATHROOMS, DRIVEWAY, INTEGRAL GARAGE, and Secluded rear Garden.

Upon entering the property, you'll be impressed by the well-designed layout and generous living spaces. The ground floor features a spacious kitchen/diner, providing the ideal space for family meals and entertaining. The contemporary kitchen is equipped with modern integrated appliances including fridge/freezer, washing machine and dishwasher. There is also ample storage, making it a joy for any home cook. Adjacent to the kitchen, you'll find a convenient downstairs toilet and storage. There is access leading to the integral garage.

Beyond the kitchen, large doors lead you to the private and secluded rear garden, a true oasis of tranquillity. Surrounded by greenery, this outdoor haven offers the perfect spot for relaxation, al fresco dining, or hosting gatherings with friends and family.

Ascend the staircase to the first floor where you will find a large lounge with a Juliet balcony overlooking the rear garden. Also on this level there is one double bedroom with fitted wardrobes overlooking the front. The modern family bathroom is located in the middle of this floor, which comprises of the bath with shower over, wall hung sink, WC and heated towel rail.

The second floor boasts an additional three double bedrooms, offering flexibility for various lifestyle needs. The principle bedroom is complete with a luxurious en-suite bathroom comprising of shower, wall hung sink, WC and heated towel rail.

The location of this townhouse is truly unbeatable. Tucked away in a secluded cul-de-sac, you'll enjoy peace and quiet while still being within easy reach of essential amenities, schools, parks, and transportation links.

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

- Four Double Bedrooms
- Two Bathrooms
- Private cul-de-sac
- Driveway Parking
- Immaculate Condition
- Garage
- Attractive gardens
- Close to town centre

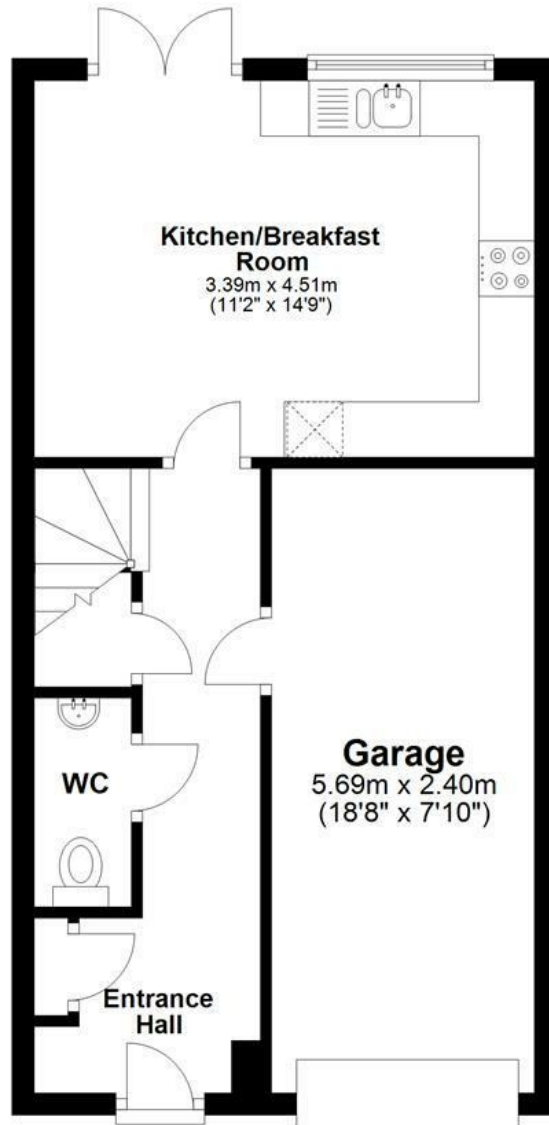
## To Book a Viewing

Please contact Squire Estates on 01442 233533.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			86
(69-80) C	76		
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

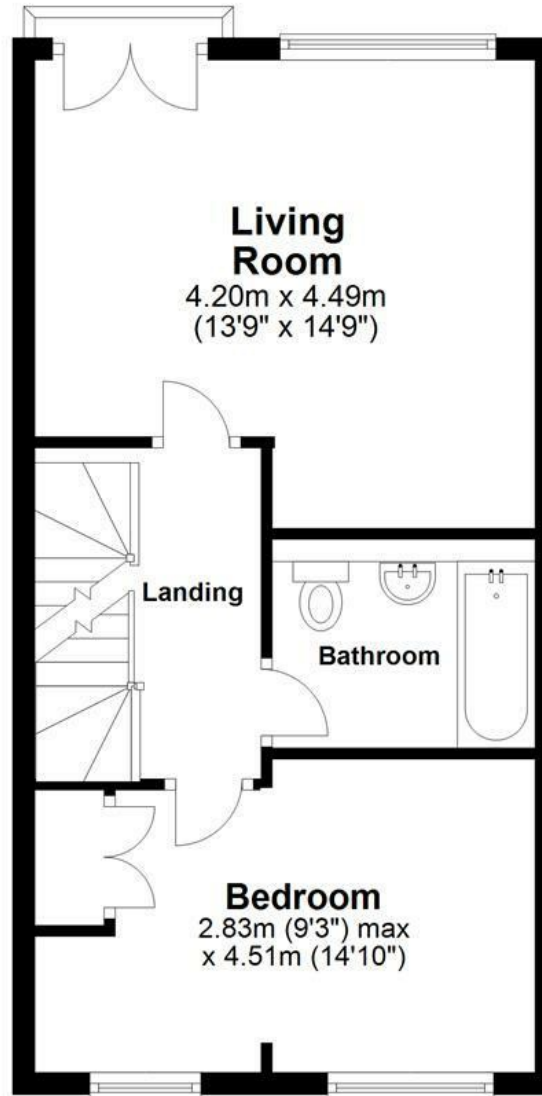
## Ground Floor

Approx. 40.6 sq. metres (437.5 sq. feet)



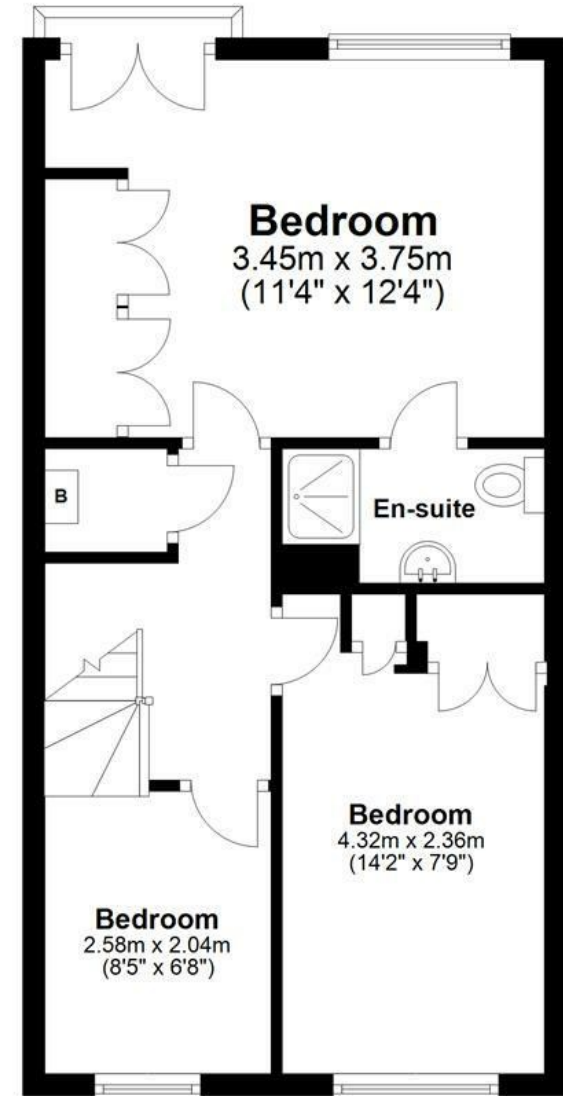
## First Floor

Approx. 40.4 sq. metres (435.0 sq. feet)



## Second Floor

Approx. 40.9 sq. metres (440.5 sq. feet)



Total area: approx. 122.0 sq. metres (1313.1 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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