



**FOR
SALE**

Admiral Avenue, Hemel Hempstead

squire | estates

This immaculately presented and beautifully extended four-bedroom semi-detached townhouse offers spacious and versatile accommodation arranged over three floors, making it an ideal family home. Finished to a high standard throughout, the property combines contemporary styling with practical living space and benefits from an attached garage, driveway parking and an EV charging point.

The front door leads to a stylish, recently fitted kitchen featuring a central breakfast island, integrated appliances, ample storage cupboards and coordinating work surfaces, creating the perfect space for both everyday living. To the rear, the impressive extended through lounge/dining room provides generous living space with doors opening directly onto the rear garden, allowing plenty of natural light to flood the room. A convenient cloakroom completes the ground floor.

The first floor offers two well-proportioned double bedrooms, both benefiting from built-in wardrobes, together with a third good-sized bedroom and a modern family bathroom. Occupying the entire top floor is a superb master suite, providing a peaceful retreat with a spacious bedroom, dedicated dressing area and a contemporary en-suite shower room.

Externally, the property enjoys a private rear garden that is larger than most on the estate, electrics are in place running under the patio in preparation for a garden office in the future.

The attached garage has French doors which open onto the garden, and internally provides convenient roof storage. The garage can also be used as extra entertaining space, a gym, office or workshop if desired. To the front, there is driveway parking with an EV charging point and additional off street parking.

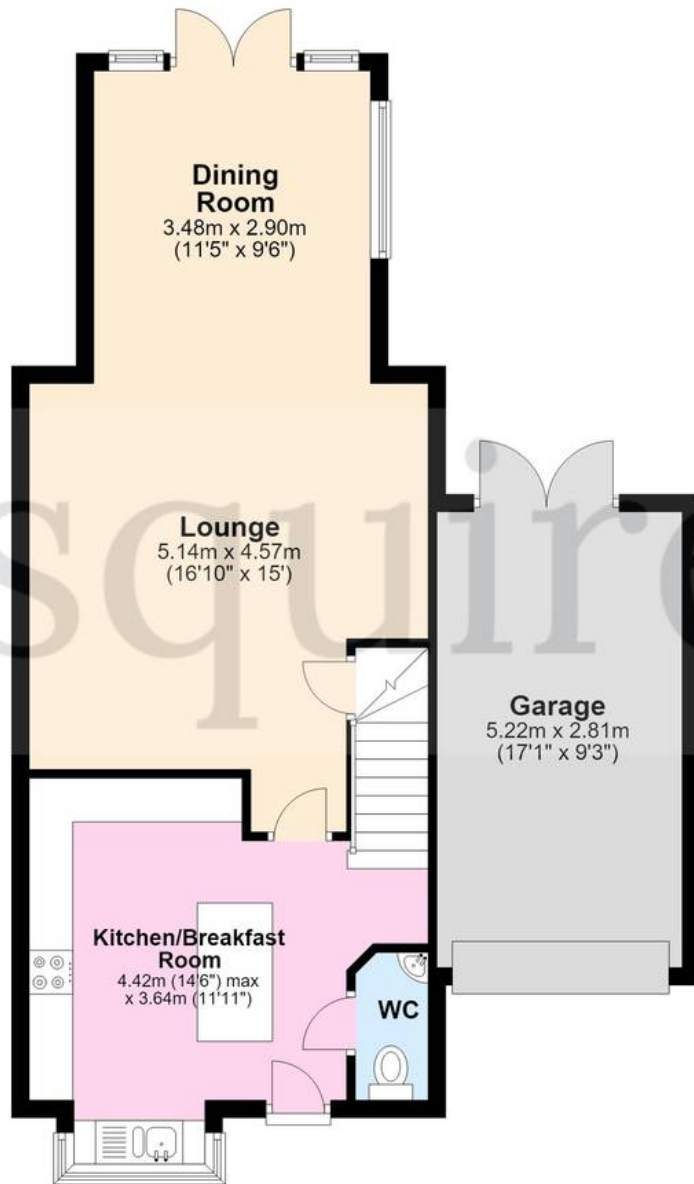
Located on a family friendly estate with two playgrounds and running alongside the Nicky Line a popular dog walking/running route. This exceptional home offers modern family living.

- Extended Four bedroom Semi Detached house
- Master suite with dressing area and shower room
- Garage and driveway parking with EV charger
- Extended lounge / dining room
- Re fitted kitchen with breakfast island
- EPC B



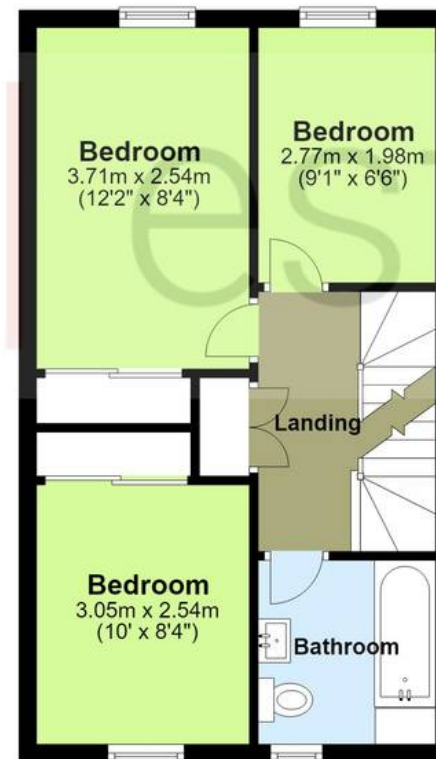
Ground Floor

Approx. 64.2 sq. metres (690.8 sq. feet)



First Floor

Approx. 37.3 sq. metres (401.3 sq. feet)



Second Floor

Approx. 37.8 sq. metres (406.7 sq. feet)



Total area: approx. 139.2 sq. metres (1498.8 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. Copyright © SKMSTUDIO
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