

# David Doyle

 **MAYFAIR**  
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**Offers in Excess of £500,000**





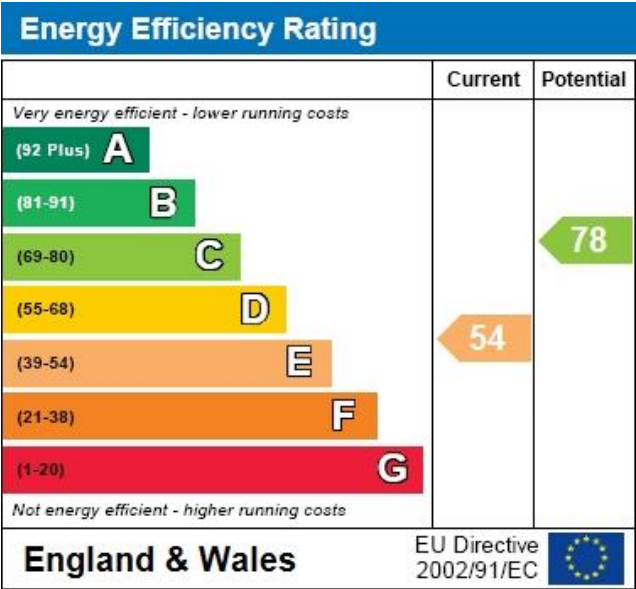
David Doyle are thrilled to offer to the Sales Market this exceptional 3 Bedroom character property constructed in the late 1800's and situated in this popular Town Centre/Boxmoor borders location close to excellent amenities and highly regarded schooling. The property has been updated by the current owners to a high standard and offers versatile living space. The accommodation comprises two reception rooms, both with feature fireplaces and a stunning kitchen/breakfast room offering a wide range of wall and base units, work surfaces, an area for relaxing and bi fold doors opening to the rear garden. To the first floor are 3 spacious bedrooms, the Master of excellent size and with far reaching views to the front aspect. Finishing the first floor is a beautiful contemporary family bathroom fitted with a white suite and chrome sanitary ware. Externally, the rear garden is a particular feature of the property being generous in size, pleasantly private and arranged with a

sandstone patio seating area, steps leading boundaries. The vendor at the property advises there was parking to the rear of the property which could potentially be re instated if needed. The front of the property offers walled boundaries and steps with cast iron iron railings and a patio seating area leading to the front door and there is Permit Parking available. Offered in immaculate condition throughout, an appointment to view is a must to appreciate this rarely available period home.

Hemel Hempstead with its Malls of Riverside and The Marlowes offers a full range of shopping facilities and other amenities. For the commuter the M1 and M25 are close at hand, whilst the mainline railway station offers a fast and frequent service to London Euston.

### 3 Bedroom Character Semi Detached

- Prominent Town Centre Position
- Open Plan Living Space
- Refitted Contemporary Bathroom
- Beautiful Fitted Kitchen With Bi Fold Doors
- Landscaped rear Garden
- Tastefully Decorated Throughout
- Close To amenities and Highly Regarded Schooling
- Sash Windows and Shutters
- Call Now To View



Call **01442 248671** to arrange a viewing or register an interest



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