

# David Doyle

 **MAYFAIR**  
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**Offers in excess of £575,000** Freehold





David Doyle are pleased to present to the Sales Market this Excellent Detached Family Home with Garage offered in good order throughout but with excellent scope for updating and potential to extend subject to the necessary planning consents and conveniently located for local shops, schools and amenities. The accommodation is spacious and flexible and comprises a large porch with front and rear access opening to a generous hallway with doors to a spacious guest cloakroom, a larger than average bright and spacious living room, a fitted kitchen offering a vast range of wall and base units, co ordinating work surfaces and space and plumbing for white goods opening to the dining room which is of generous size with dual aspect views and patio doors opening to the rear garden. To the First Floor is a spacious landing with loft access and doors to two generous double bedrooms, both with dual aspect views, a good sized third bedroom currently used as a study and a refitted family shower room. Externally, a particular feature of the property is the mature rear garden situated on a generous plot and beautifully arranged with a patio leading to lawn with colourful plants, trees and shrub, fenced boundaries, a brick built shed and side

access to the front of the property which offers a driveway and garage. With further benefits including gas central heating and double glazing, this property is a must see.

Bennetts End is a favoured residential area with a selection of shops and other amenities. Not so far from beautiful open countryside it is convenient for the mainline railway station (serving London Euston) and the M1/M25 access points.

**Detached Family Home**

**Three Bedrooms**

**Extended Ground Floor Accommodation**

**Driveway & Garage**

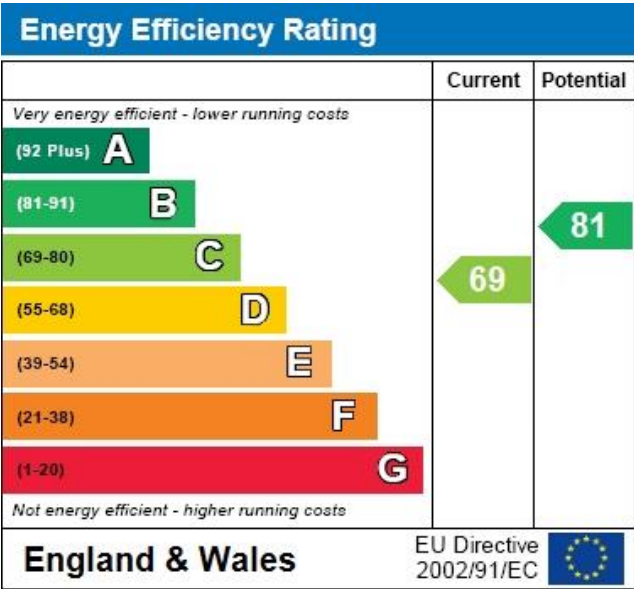
**Generous garden**

**Good Order Throughout**

**Scope For Further Extension (STNPC)**

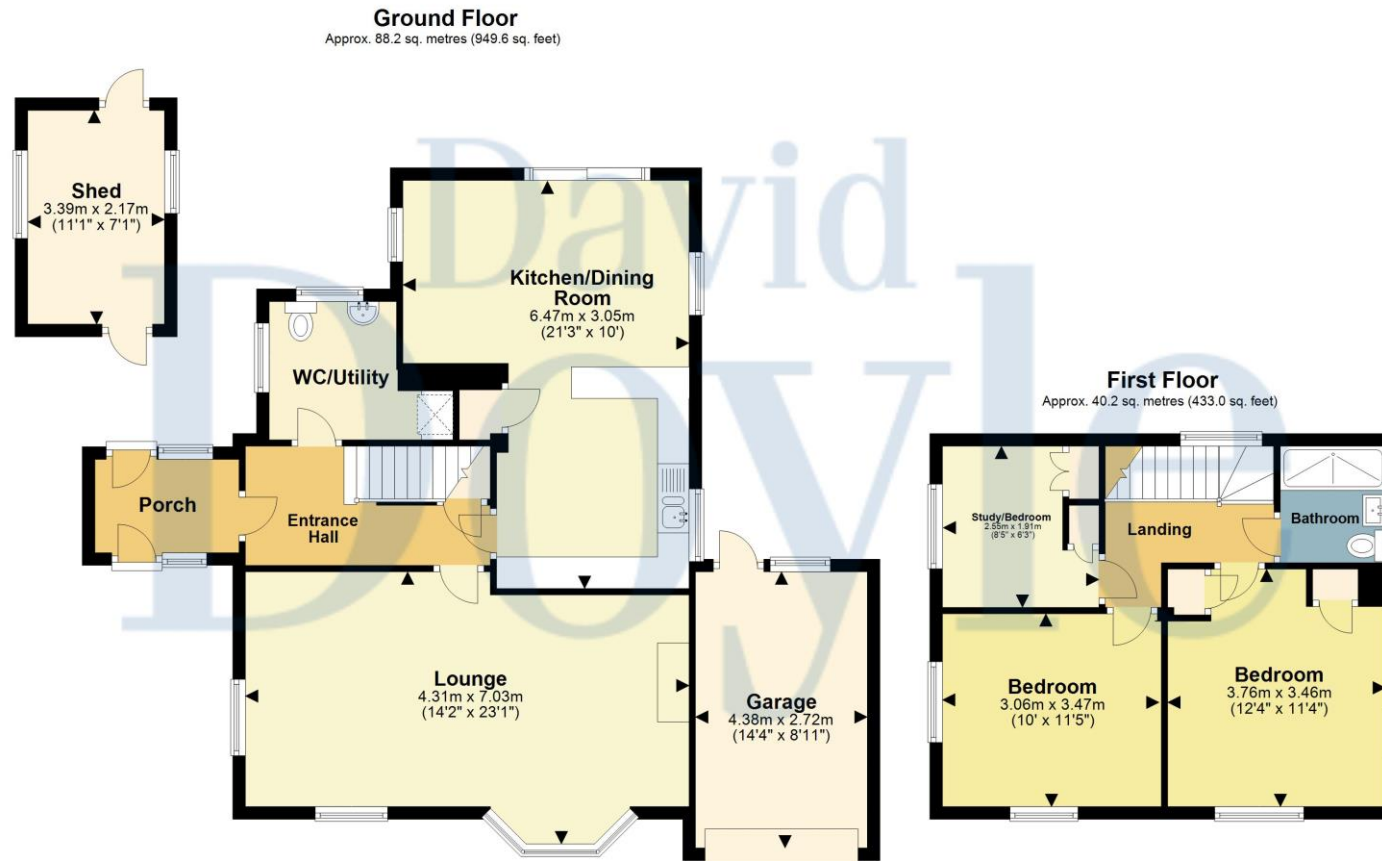
**Close To Amenities**

**Call To View**





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



Total area: approx. 128.4 sq. metres (1382.6 sq. feet)

Disclaimer - Floor plan is for marketing purposes only and is to be used as a guide - SKM Studio

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