

David Doyle

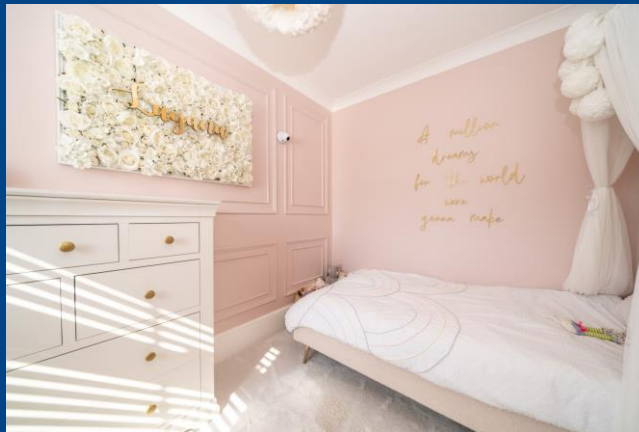
 **MAYFAIR**
OFFICE.CO.UK



**17 Tannsfield Drive
Hemel Hempstead
Hertfordshire
HP2 5LG**

01442 248671 www.daviddoyle.co.uk boxmoor@daviddoyle.co.uk

Offers Over £800,000 Freehold



This 6 bedroom detached family home has been lovingly extended and undergone an extensive renovation, making this a beautiful house that showcases the highest standards of interior design. Offering spacious yet flexible accommodation while being conveniently located to local shops, schools and amenities.

The ground floor is arranged with a welcoming entrance hall, an impressive open plan lounge kitchen dining room with bi fold doors that open seamlessly on to the rear garden. The kitchen has been fitted to a high standard with a range of integrated appliances, an island unit, a hidden sink unit and useful power points, a contemporary guest cloak room, utility room and a play room that offers flexibility of use.

The first floor continues to impress and features a master bedroom with a dressing room and a luxuriously fitted ensuite shower room, three further bedrooms and a family bathroom fitted

with a jacuzzi bath, porcelain tiling and a swarovski crystal detailing.

The second floor features two further bedrooms one with the added benefit of an ensuite bathroom with an impressive walk in shower and a free standing bath.

To the rear of the property is a low maintenance garden that is perfect for outside entertaining and to the front is a driveway that offers excellent off road parking facilities.

This property is extremely impressive with a range of outstanding features and internal viewing is highly recommended to fully appreciate the quality of this house.

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.

Stunning 6 bedroom detached family home

Extended and finished to a high standard throughout

Open plan living with bi fold doors leading to the rear garden

Master bedroom with a dressing room and ensuite shower room

Guest bedroom with an ensuite bathroom

High specification kitchen with integrated appliances and island unit

Utility room. Guest cloak room

Play room / Office / Downstairs bedroom

Low maintenance rear garden. Driveway

Viewing is a MUST

Council Tax Band E

Tenure - Freehold

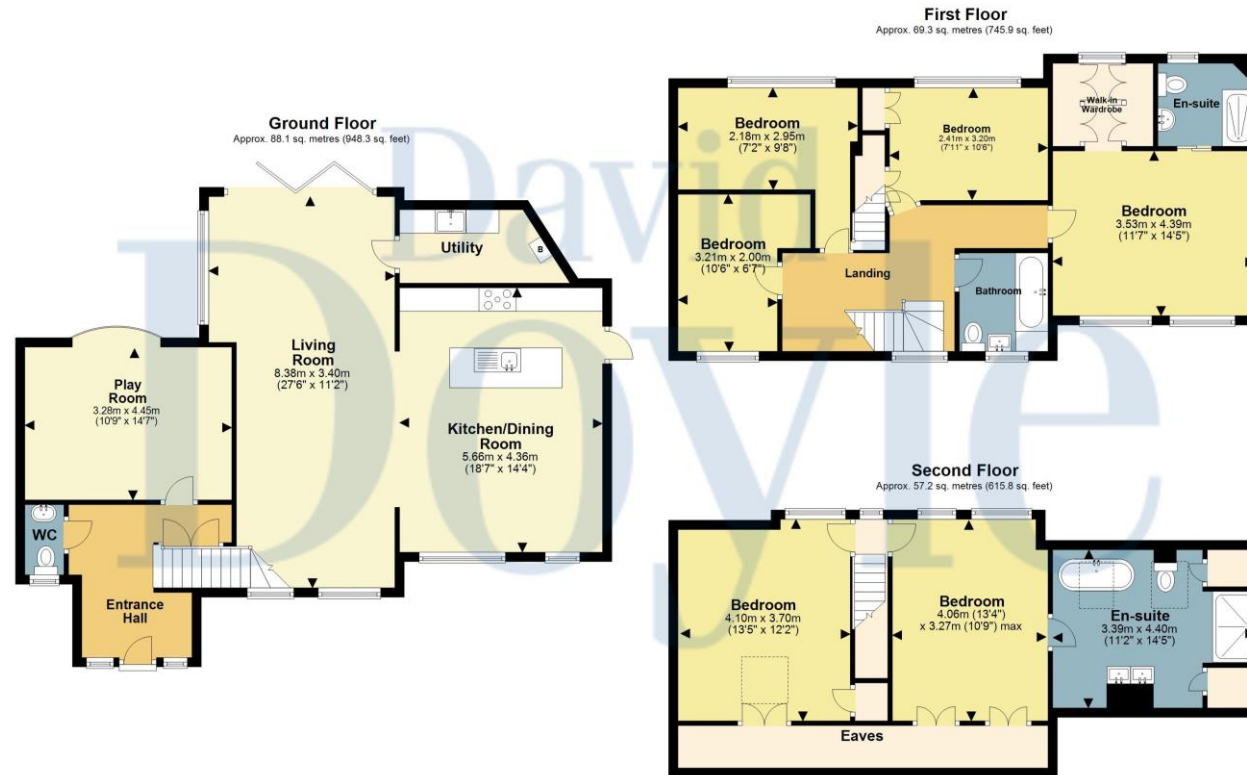
David
Doyle

David Doyle Estate Agents (DD), for themselves and for the vendors of this property whose agents they are, give notice that: (1) These particulars and floorplans are set out as a general outline only for the guidance of the intending purchasers and do not constitute the whole, nor any part, of an offer or contract. (2) All descriptions, dimensions, floorplan dimensions, references to condition, necessary permissions for use and occupation, and any other details, are given in good faith and are believed to be correct at the date of compilation, but any intending purchasers should not rely on them as statements or representation of fact and must satisfy themselves as to their accuracy. (3) All plant, machinery, equipment, services, fixtures and fittings referred to were present at the date of first inspection, but have not been tested and we give no warranty or representation as to their condition, operation, or fitness for the intended purpose. (4) Any comment on council tax/rateable value, rates payable, and permitted planning use, is given in good faith from information informally supplied to us. Intending purchasers must seek confirmation direct from the relevant Local Authority. (5) No person employed by (DD) has any authority to enter into any contract, nor make or give any warranty or representation whatsoever in relation to this property. (6) (DD) do not hold themselves responsible, in negligence or otherwise, for any loss arising from the use of these particulars, nor for any expense incurred in viewing the premises or for abortive journeys. (7) All prices are exclusive of VAT (unless otherwise stated). Terms quoted are subject to contract. NB. PLEASE NOTE that some developments are subject to management company conditions and charges. Solicitors are to advise of any liability/ies.



MAYFAIR
OFFICE.CO.UK

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



Total area: approx. 214.6 sq. metres (2310.0 sq. feet)

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

**17 Tannsfeld Drive
Hemel Hempstead
Hertfordshire
HP2 5LG**



Boxmoor Office
45 St Johns Road
Boxmoor
Hemel Hempstead
Herts, HP1 1QQ
01442 248671