

# David Doyle

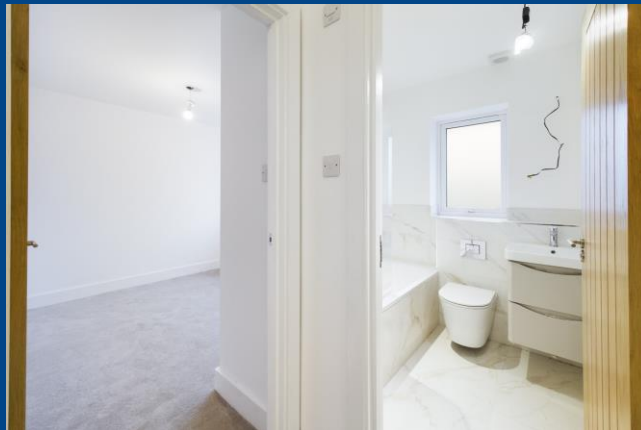
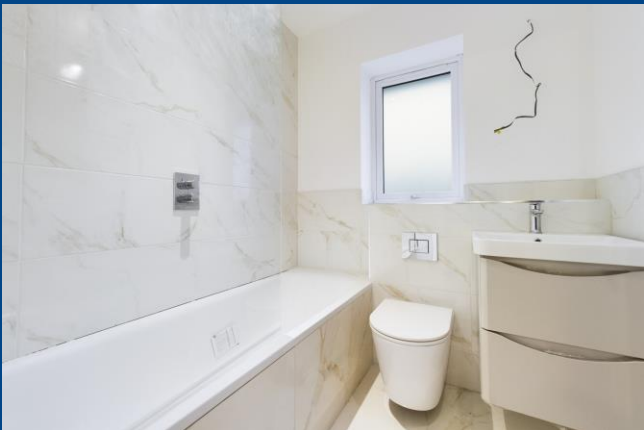
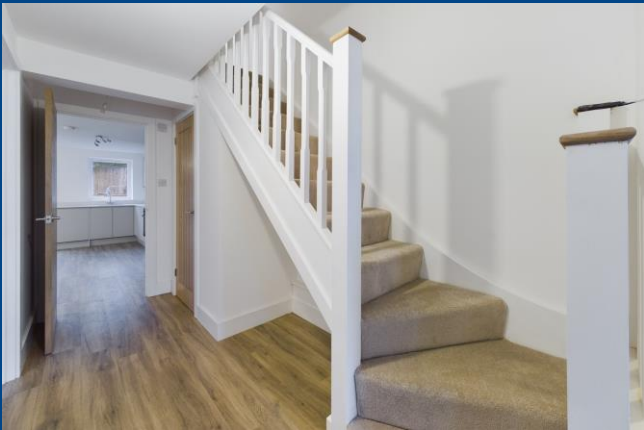
 **MAYFAIR**  
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**Offers Over £465,000** Freehold



A private gated development of four 2 Bedroom properties finished to a high standard throughout and each one arranged with a different layout, two of the properties offer fantastic flexibility with a first floor Study that offers the buyer great options for its ongoing use. These properties are situated on this highly sought after road and are conveniently located for local amenities. All the properties have been thoughtfully designed with a separate Living Room from either the Kitchen Dining Room. The Kitchens are fitted with a range of matching Matt handleless units with colour coordinated Quartz worksurfaces, upstands and integrated appliances. The ground floor will be laid with luxury vinyl flooring and benefits from a Guest Cloak Rooms. The first floor Family Bathrooms will be luxuriously fitted in modern style in white and with chrome fittings. Externally the properties have pleasantly private Rear Gardens that are arranged with low maintenance in mind with secure gated access and an outside tap. The development has a brick block Driveway and each property has an allocated parking

space with three further visitors spaces. The properties will be fitted with new combination boilers and will benefit from gas heating to radiators. Call NOW to register your interest. Off plan reservations considered.

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.

**Private gated development**

**Highly sought after location**

**Finished to a high standard throughout**

**Kitchen with integrated appliances and Quartz worksurfaces**

**Luxuriously fitted first floor Bathrooms**

**Guest Cloak Rooms, Two with first floor Studies.**

**Low maintenance Rear Gardens**

**Allocated Parking with further visitors parking**

**Call NOW for more details**

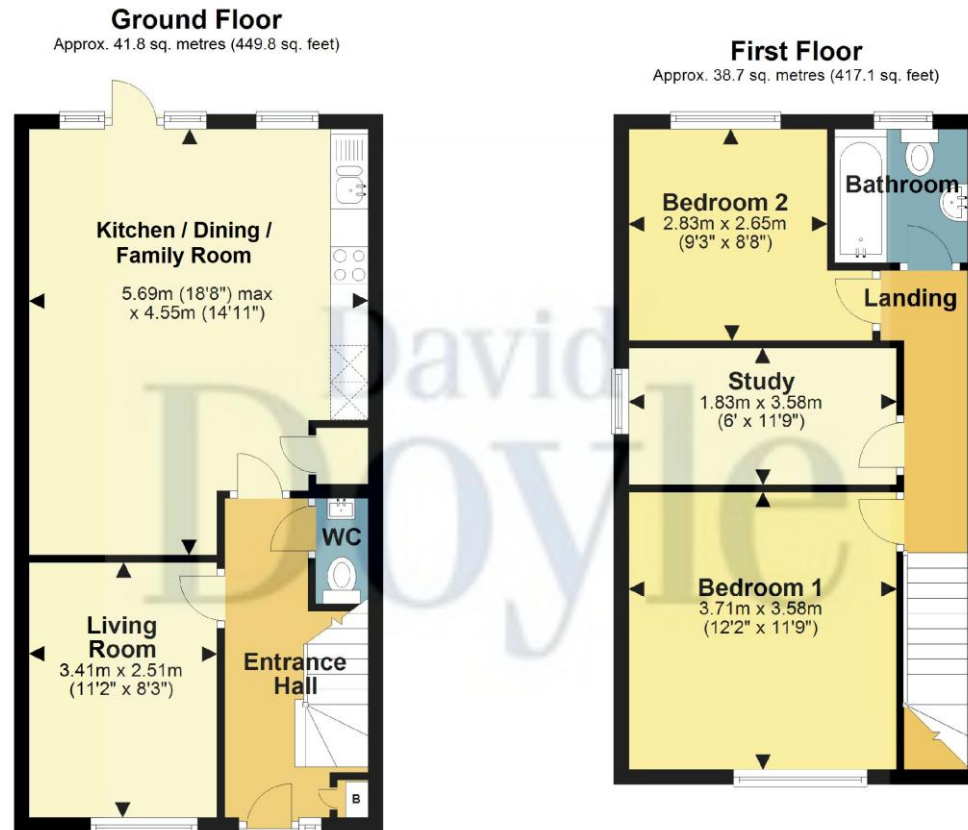
David  
Doyle

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



Total area: approx. 80.5 sq. metres (866.8 sq. feet)

Floorplan is not to scale and to be used for layout guidance only, any measurements shown should NOT be relied upon. Floor Area (Sq/m) includes all areas shown on plan except Balconies, Patios, Eaves, Garden and Parking Areas unless otherwise indicated. Plan produced using PlanUp.

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