

30 Codicote Row, Hemel
Hempstead, Hertfordshire, HP2
7JE

David
Doyle
Sales and Lettings

OIEO £325,000 Freehold



This 3 bedroom family home with a garage is located in this sought after road offering convenient access to local shops, amenities and sought after schooling while both St Albans and Harpenden are close at hand.

The ground floor is arranged with an open plan, lounge, dining room, kitchen and porch. The first floor offers three bedrooms and family bathroom. The rear garden is presently private and arranged with a patio seating area, variegated herbaceous, borders and area later lawn, garden shed and gated rear access. This property also benefits from gas heating to radiators and double glazing . A garage is located in a nearby block with no upper chain. Viewing is highly recommended. NO UPPER CHAIN.

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 family home in this sought after road

Convenient for local shops and schools

Open plan lounge dining room

Fitted kitchen

First floor bathroom

Pleasantly private rear garden

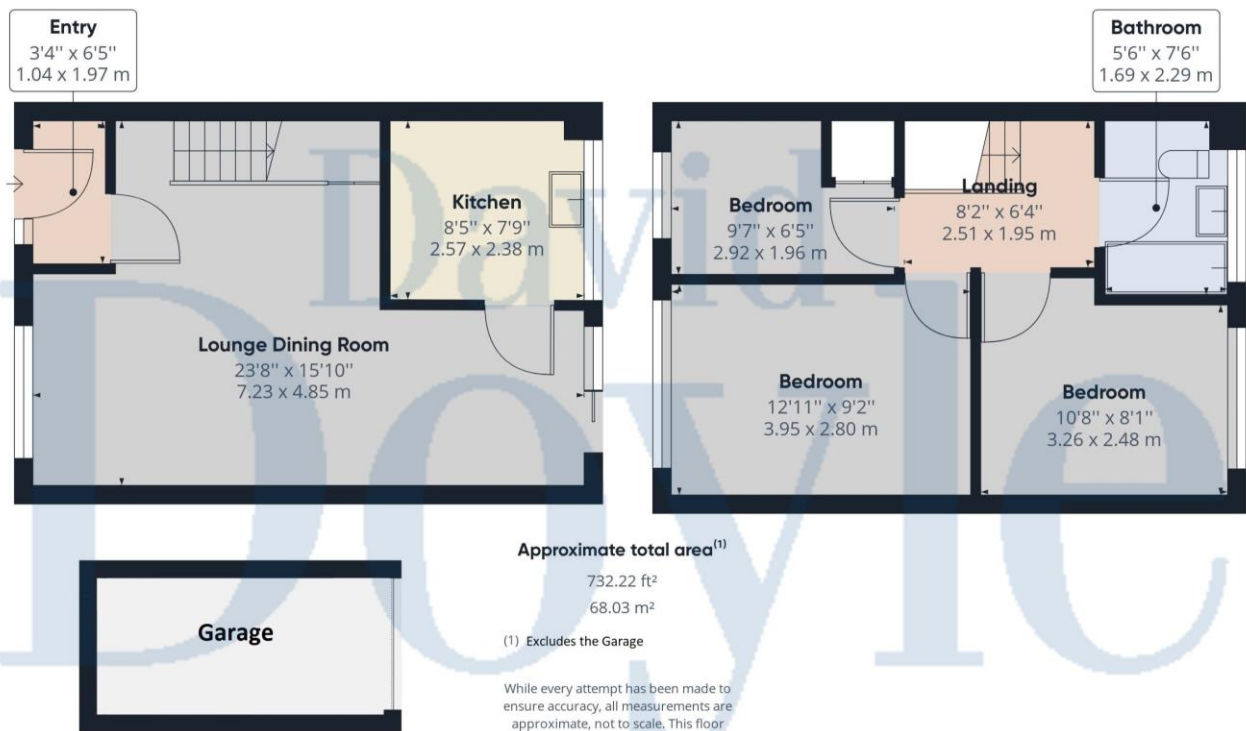
Garage

No upper chain


Viewing is a MUST

Council Tax Band C

Tenure -Freehold



GIRAFFE360

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i> (92 Plus) A		
(81-91) B		87
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	





CALL 01442 248671 OR EMAIL BOXMOOR@DAVIDDOYLE.CO.UK TO BOOK A VIEWING

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