

**106 Cuffley Court, Hemel
Hempstead, Hertfordshire,
HP2 7LT**

David
Doyle
Sales and Lettings

Offers Over £215,000 Leasehold



This recently remodelled and refurbished 2 bedroom second floor apartment provides a stylish and contemporary living space. It is conveniently situated close to local shops, schools, amenities, and Motorway networks.

The highlight of the apartment is the open plan lounge kitchen dining room, which offers a fantastic area for entertaining guests. The kitchen has been fitted to a high standard and features an eye-catching island unit that doubles as a breakfast bar for dining purposes.

The primary bedroom boasts a range of fitted wardrobes, there is also a useful storage area within the bedroom. Bedroom 2 also benefits from built-in cupboards, adding to the storage options. This room offers flexibility of use, allowing for various purposes depending on your needs.

The family bathroom is elegantly fitted in white with chrome fixtures, maintaining a clean and modern aesthetic.

Noteworthy features of this apartment include gas heating through radiators, a communal garden and communal permitted parking spaces.

Given the appealing features and convenient location, it is highly recommended to schedule a viewing of this apartment.

Recently remodelled and refurbished 2 bedroom second floor apartment

Stylish and contemporary living space

Close proximity to local shops, schools, amenities, and Motorway networks

Open plan lounge kitchen dining room

High standard fitted kitchen with eye-catching island unit doubling as a breakfast bar

Primary bedroom with fitted wardrobes and additional storage area

Bedroom 2 with built-in cupboards for added storage options

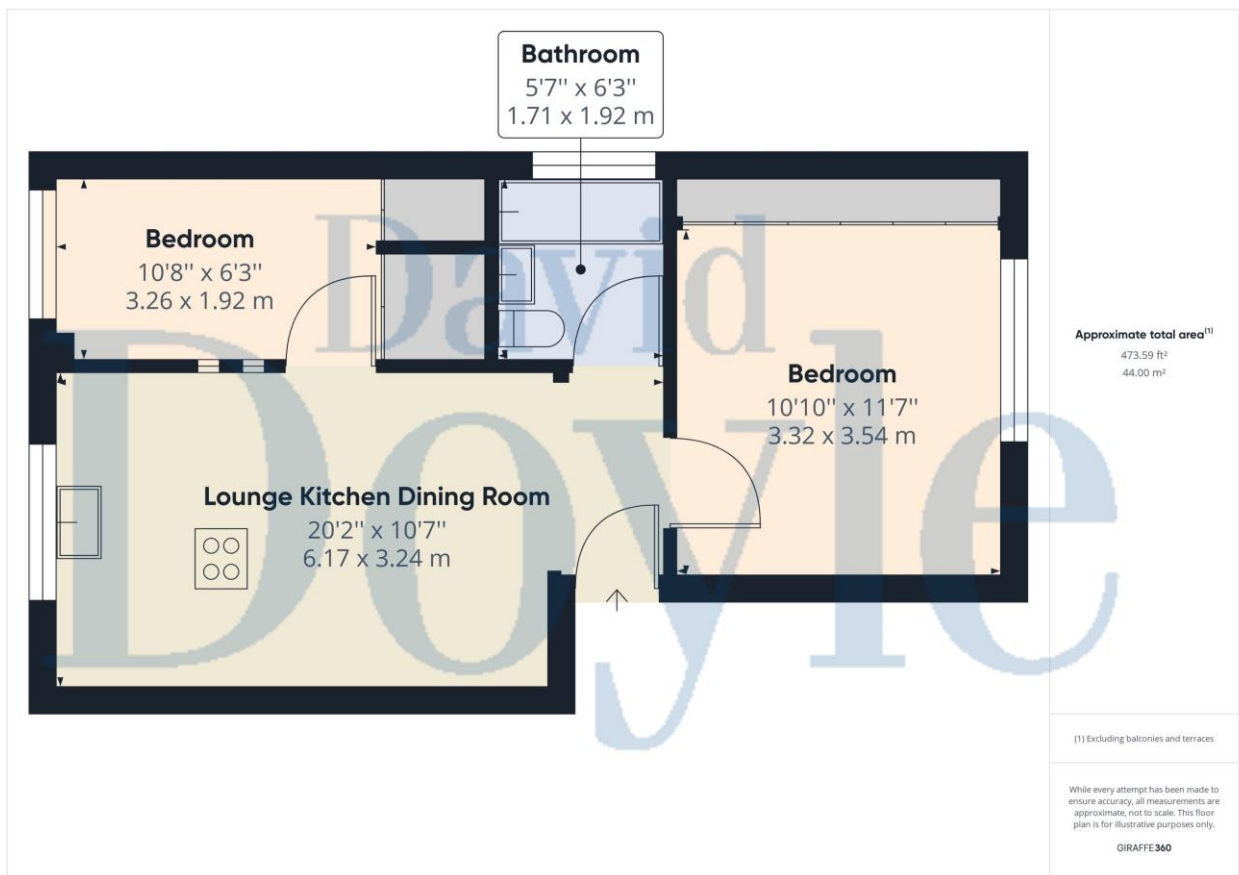
Family bathroom elegantly fitted in white with chrome fixtures

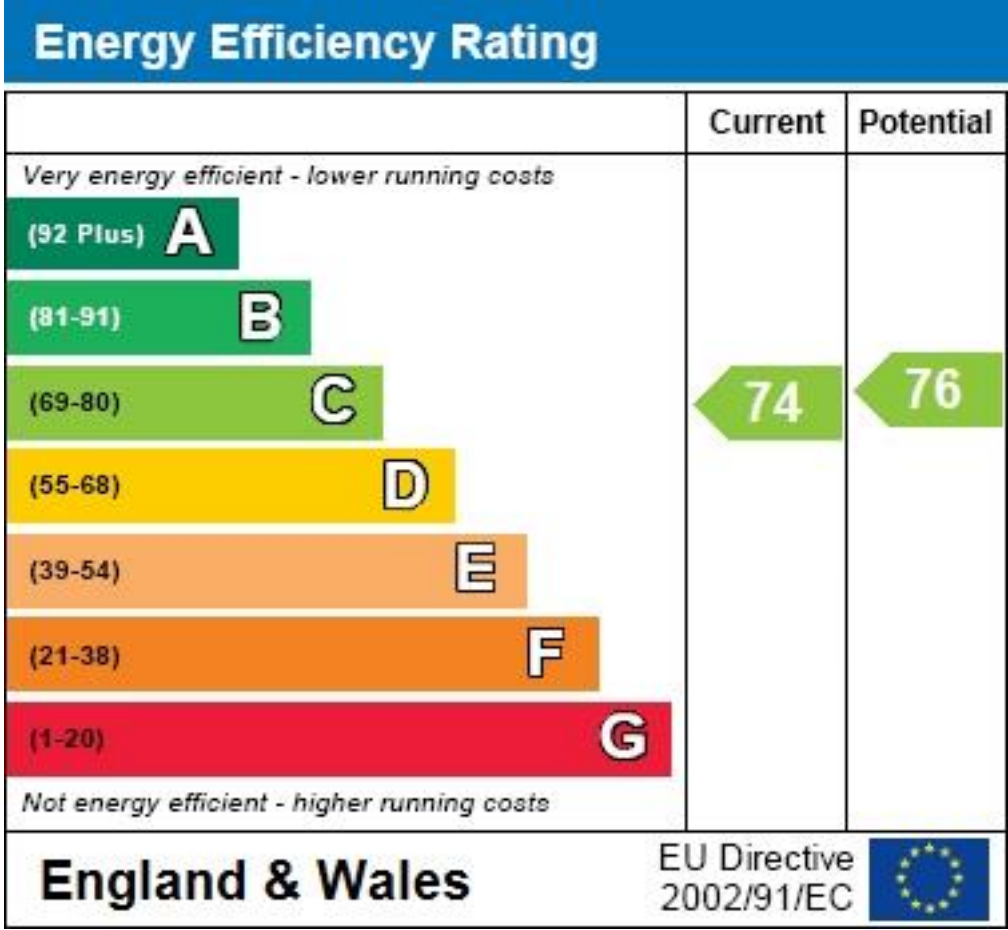
Communal garden and parking

Viewing is a MUST

Council Tax Band B

Tenure -Leasehold







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

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.