

David Doyle

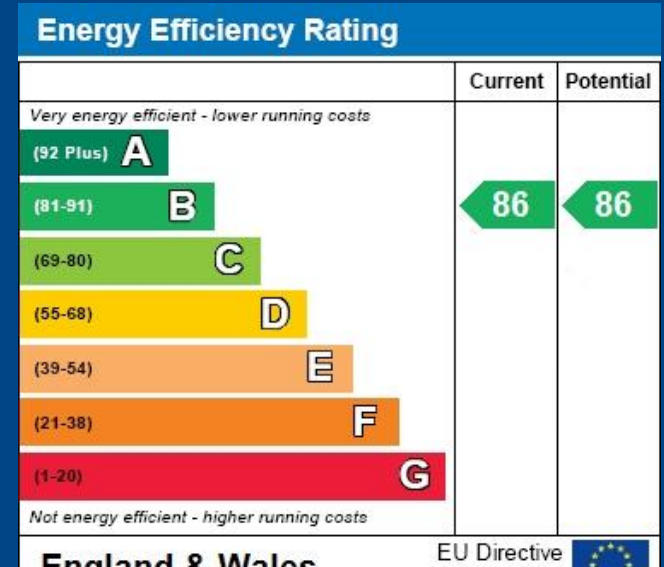
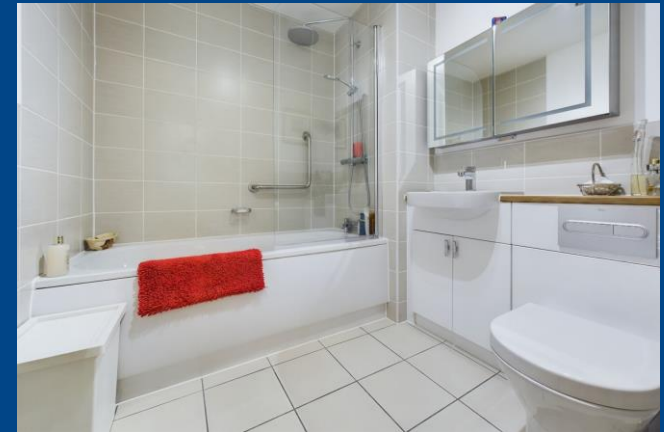
 **MAYFAIR**
OFFICE.CO.UK



11 Mountbatten House
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Price £465,000 Leasehold



11 Mountbatten House, Hempstead Road, Bovingdon, Hemel Hempstead,

David Doyle are delighted to offer to the sales market this rarely available and beautifully presented two double bedroom ground floor retirement apartment situated on this exclusive development designed for the over 60's with beautiful communal grounds, allocated parking and conveniently located for Bovingdon High Street offering a range of shops and amenities. The apartment has been upgraded to a high specification and is tastefully presented throughout with accommodation comprising a spacious hallway with doors to a shower room, utility room, generous living room opening to the fully integrated kitchen with granite work surfaces and 'Neff' appliances, two double bedrooms, the master being particularly generous in size with a walk in wardrobe, an ensuite bathroom and an exclusive personal door opening to a paved seating area and the lovely communal grounds. The development has a range of communal facilities including the residents lounge, guest visitor suite, security alarms to windows and doors and 'Sky' television and broadband facilities.

Externally, the development enjoys particularly attractive communal grounds with seating areas, mature plants and shrubs. For further details or to arrange a viewing please contact the office on 01442 248671.

Hallway

Spacious hallway with radiator, doors to all rooms, cupboard housing meters and a video security entry phone..

Utility Room

Space and plumbing for white goods and storage facilities

Living Room

Generous Living room with window, two radiators and opening to :

Kitchen

Fully integrated kitchen with a vast range of soft close cupboards and drawers, 'Neff' appliances including fridge freezer, dishwasher, oven, hob and extractor fan, a 'Franke' sink, granite work surfaces and upstands.

Shower Room

Fitted in a contemporary style with a larger than average shower cubicle, sink, WC, coordinating part tiled walls and a wall mounted heated towel rail

Master Bedroom

Of excellent size with radiator and bespoke personal door to communal areas

Walk In Wardrobe

With shelved and hanging storage facilities

En Suite Bathroom

Fitted with a white suite comprising a bath with shower over, vanity sink unit with mirrored cabinet over, shaver point, WC, wall mounted heated towel rail and part tiled walls

Bedroom Two

Double bedroom with radiator, window

Allocated & Visitors Parking

Beautiful Communal Grounds & Seating Areas

Bovingdon Situation

Residents Lounge

Upgraded Specification

Tasteful Decor Throughout

Over 60's

Viewing Advised

Council Tax Band E

Tenure - Leasehold

David
Doyle

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