

**5 Shendish Edge, Hemel
Hempstead, Hertfordshire, HP3
9SZ**

**David
Doyle**
Sales and Lettings

OIEO £525,000 Freehold



David Doyle are delighted to welcome to the sales market this stylish three bedroom semi detached family home with driveway close to excellent amenities and within walking distance of Apsley mainline station offering links to London Euston. The property has been updated by the current owners and is offered for sale in beautiful contemporary condition throughout yet retaining a wealth of character fixtures and fittings. The accommodation comprises a spacious entrance hall with stairs to the first floor, attractive panelling and doors to a generous and versatile dual aspect living/dining room arranged in two distinct areas, both with attractive feature fireplaces and the dining area with sliding patio doors leading to the conservatory enjoying views of the rear garden. Also accessed from the hallway is the recently refitted kitchen comprising a range of wall and base units, integrated appliances, part tiled walls and coordinating work surfaces. To the first floor is a landing with loft access and doors to three bedrooms, the master and bedroom two both with fitted wardrobes and the luxurious four piece family bathroom arranged with a white suite and part tiled walls. Externally, the rear garden is south westerly facing and arranged with an artificial lawn, patio seating areas, mature plant and shrub borders, fenced boundaries and a home office/studio to the gardens end with insulation, light and power.

To the front of the property has been recently landscaped and arranged with a brick blocked driveway offering parking for two vehicles and steps to the front door.

An appointment to view is highly recommended to appreciate this beautiful family home,

Shendish Edge is located within close proximity of Apsley Lock Marina Development and conveniently situated close to local shops, amenities, schools and is within WALKING DISTANCE TO APSLEY TRAIN STATION with links to London Euston. The property also provides easy access to the M25 and M1.

Three Bedroom Family Home

Driveway Parking

Updated By The Current Owners

Contemporary Kitchen & Bathroom

Scope To Extend (STNPC)

Close To Station & Amenities

Home Office/Studio To Rear Garden

Character Features

Lovely Condition Throughout

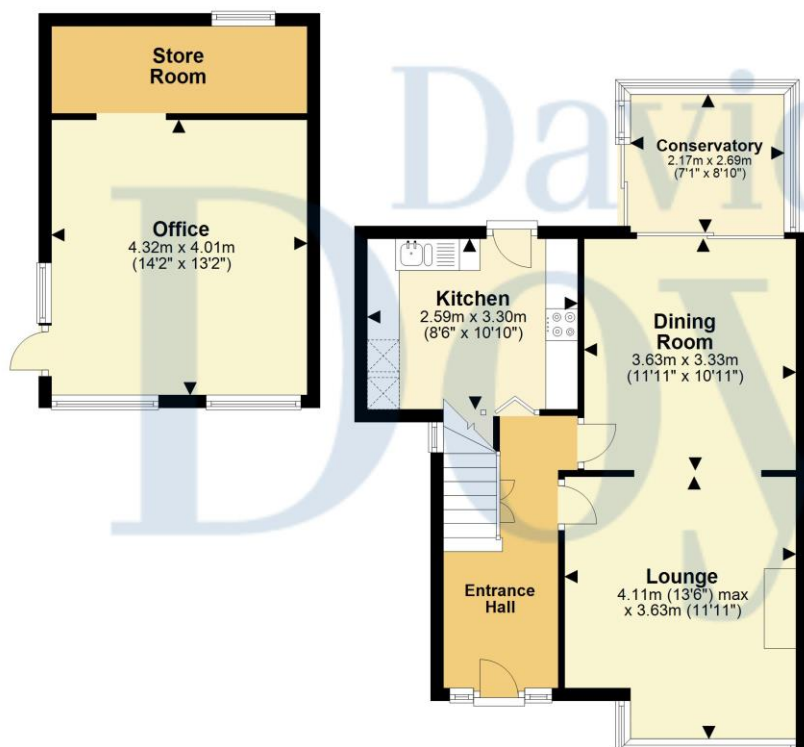
Viewing Advised

Council Tax Band

Freehold

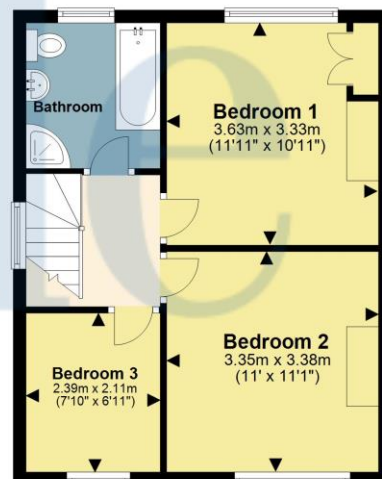
Ground Floor

Approx. 73.3 sq. metres (789.1 sq. feet)



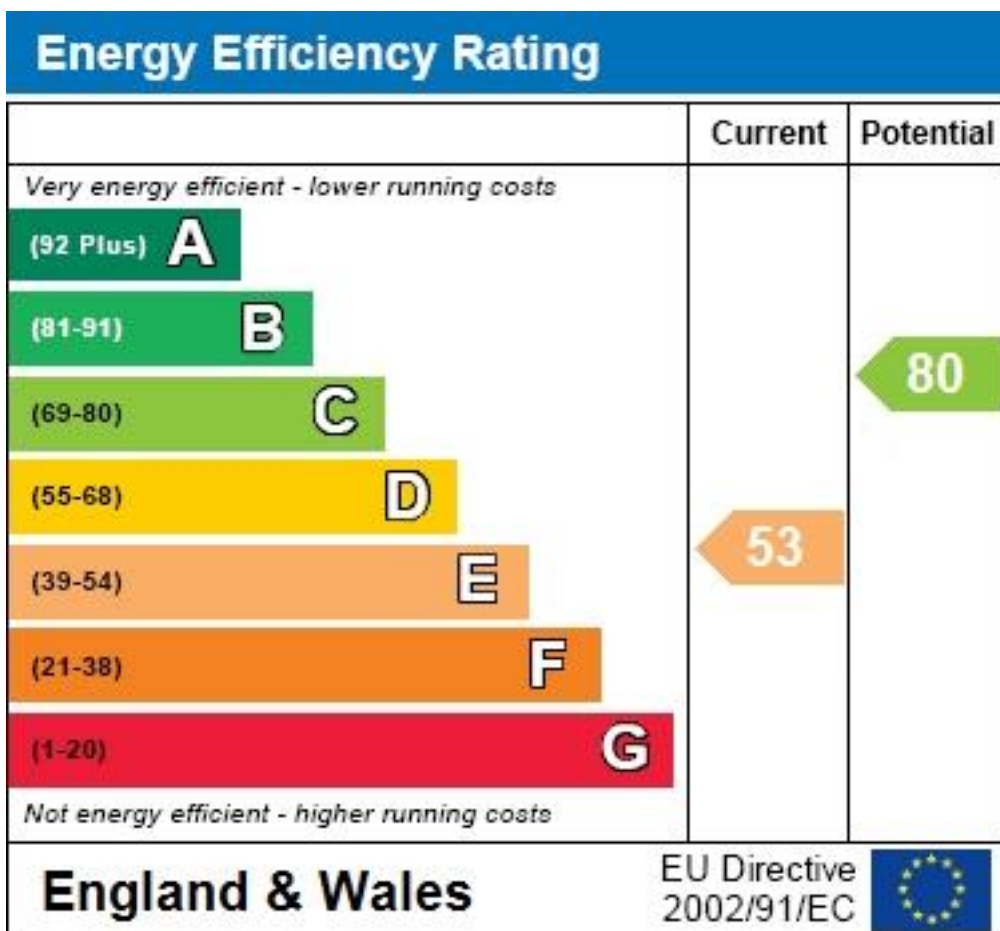
First Floor

Approx. 39.1 sq. metres (420.6 sq. feet)



Total area: approx. 112.4 sq. metres (1209.7 sq. feet)

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







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

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