

**123 Everest Way, Hemel  
Hempstead, Hertfordshire,  
HP2 4HX**

David  
**Doyle**  
Sales and Lettings

**Guide Price £430,000** Freehold



This beautifully presented 3 bedroom family home with parking is conveniently located for local shops, schools and amenities. The ground floor is arranged with a living room, kitchen dining room and a welcoming entrance hall with stairs leading to the first floor. The kitchen has been refitted by the current owner with a range of matching high gloss wall and floor mounted units and colour coordinated work surfaces, while the dining area has a pair of double glazed French doors that offer access into the low maintenance rear garden. The first floor features 3 bedroom and a family bathroom, two of the bedrooms benefit from fitted wardrobes, while the bathroom is fitted in white with chrome fittings. To the front is a good sized gravel driveway that offers excellent off road parking facilities and the rear garden is arranged with low maintenance in mind, making it an excellent outside entertaining area. Along with replacing the kitchen the owners have also replaced the gas boiler. Viewing is highly recommended.

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.

Beautifully presented 3 bedroom family home with parking

Living room

Refitted kitchen dining room

First floor family bathroom

Low maintenance rear garden

Generous gravel driveway

Close to local shops and amenities

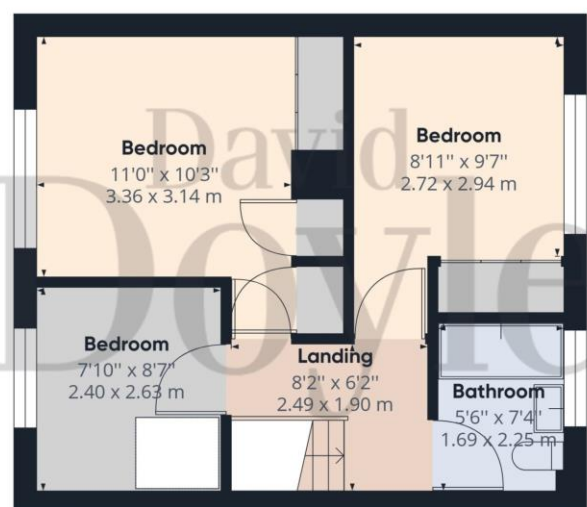
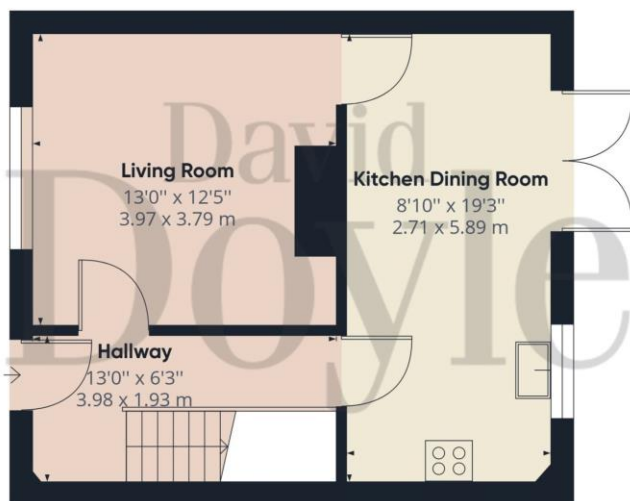
Double glazing

Replaced gas boiler

Viewing is a MUST

Council Tax Band C

Tenure -Freehold



Approximate total area<sup>(1)</sup>

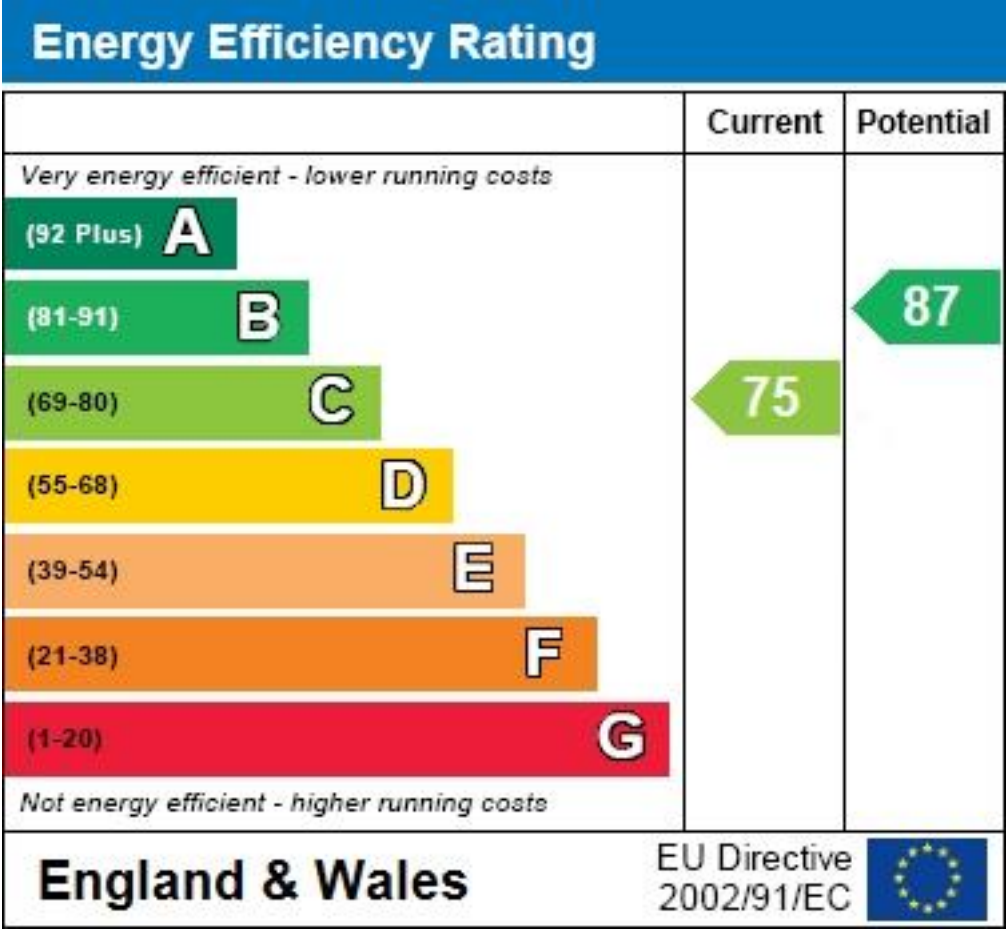
804.07 ft<sup>2</sup>

74.70 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360







**CALL 01442 248671 OR EMAIL [BOXMOOR@DAVIDDOYLE.CO.UK](mailto:BOXMOOR@DAVIDDOYLE.CO.UK) TO BOOK A VIEWING**

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