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hometruth

Saturn Way

£225,000

An exceptional three double bedroom family home refurbished to a high standard throughout with driveway parking and rear garden. The property is conveniently located for amenities and schools.
NO UPPER CHAIN

**ENTRANCE HALL : LIVING ROOM : KITCHEN : UTILITY ROOM :
CLOAKROOM : LANDING : THREE DOUBLE BEDROOMS :
BATHROOM : REAR GARDEN : FRONT GARDEN & DRIVEWAY**

- ❖ Modern fitted kitchen
- ❖ Driveway parking
- ❖ Cat 5 and alarm system fitted
- ❖ New carpets & wooden flooring
- ❖ Utility room & down stairs cloakroom
- ❖ Re fitted bathroom with large shower/bath enclosure including jet/spa system and radio



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Saturn Way, Hemel Hempstead, HP2 5PA



Front door to

ENTRANCE HALL

Radiator, recessed spot lights, stairs to first floor, door to cloakroom, kitchen and to

UTILITY ROOM

7'0" (2.13m) Max x 5'7" (1.7m)

Wall mounted units, work surface, space and plumbing for washing machine, space for tumble dryer, recessed spot lights, tiled floor, boiler cupboard.

CLOAKROOM

Back to wall wc with concealed cistern, wall mounted basin, tiled floor, recessed spot lights, part tiled walls

KITCHEN

11'11" (3.63m) x 9'6" (2.9m)

Re fitted with floor and wall mounted units with work surfaces over, breakfast bar, built in oven with hob and extractor hood over, intergrated `smeg` dishwasher, sink unit with mixer tap, space for fridge freezer,

part tiled walls, tiled floor, double glazed window and door to rear, part glass paneled door to

LIVING ROOM

20'11" (6.38m) x 11'8" (3.56m) Max

Double glazed window to front, double glazed patio doors to rear, feature pebble effect electric fire, recessed spot lights, radiator, wall recess space for electrical consoles

LANDING

Recessed spot lights, access to loft void, storage cupboard.

BEDROOM ONE

12'7" (3.84m) x 11'9" (3.58m)

Wood Flooring, recessed spot lights, double glazed window to front. radiator.

BEDROOM TWO

11'11" (3.63m) Max x 11'0" (3.35m)

Wood Flooring, recessed spot lights, double glazed window to front, radiator.

BEDROOM THREE

13'4" (4.06m) Max x 8'0" (2.44m)

Wood Flooring, recessed spot lights, double glazed window to rear. radiator.

BATHROOM

10'4" (3.15m) x 6'4" (1.93m)

Suite comprising of shower/bath enclosure with jet and spa system, drencher head, shower attachment and radio system, vanity unit with mixer tap and cupboard under, back to wall wc with concealed cistern, two frosted double glazed windows to rear, tiled floor and part tiled walls.

REAR GARDEN

Patio, outside cold tap, step to pathway, mainly laid to lawn, shed, rear gated access, fence at borders.

FRONT GARDEN

Driveway with walled border, pathway to front door, lawn, brick wall borders

Important Notice

Although these particulars, together with any photographs and/or any floor plans, are intended to give a fair description of the property, they do not form any part of a contract. The Vendors, their Agents, Home Truth and persons in their employ do not give any warranty whatever in relation to this property. All measurements are approximate. Any appliances and/or services mentioned within these particulars have not been tested or verified by the Agent. All negotiations should be conducted through Home Truth.

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