



Castles

WARMARK ROAD
Warners End, Hemel Hempstead HP1 3PZ

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Guide Price
£575,000
(Freehold)

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A spacious and beautifully presented 4 Bedroom Family home offering well presented accommodation in a highly sought after road.



Offered with No Upper Chain!

The Ground Floor is arranged with a good sized Lounge, separate Dining Room with a pair of French doors that offer access to the Rear Garden, Fitted Kitchen, useful Office/Play area, Utility Room, guest Cloakroom and a welcoming Entrance Hall with stairs leading to the First Floor.

The First Floor boasts 4 good sized Bedrooms and a refitted Family Bathroom.

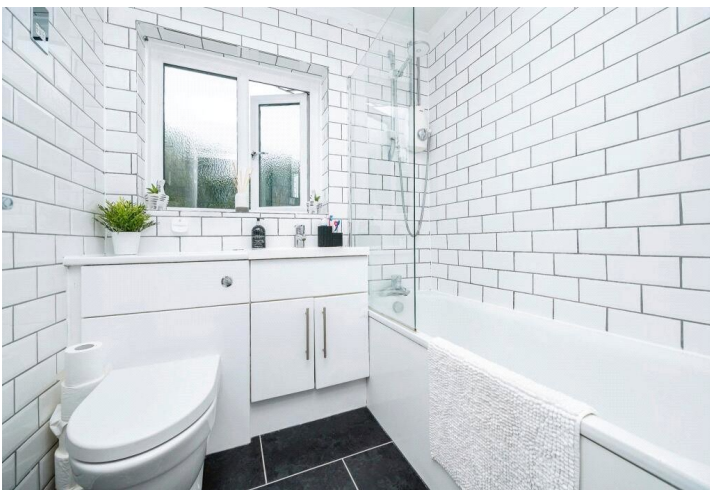
To the front is a generous Driveway that offers excellent Off Road Parking facilities and a Garage with a personal door to the house.

Specifications

- NO UPPER CHAIN
- LINK DETACHED
- 4 BEDROOMS
- 3 RECEPTIONS
- UTILITY AREA
- DOWNSTAIRS WC
- GARAGE
- OFF ROAD PARKING
- BEAUTIFULLY PRESENTED



A standout feature of the property is the pleasantly private landscaped Rear Garden.



A little about the corner of the world we call home...

Located 24 miles north of London, Hemel Hempstead and the surrounding villages offer a great place to live whilst being close enough to the City to have a commutable journey for work or pleasure. London Euston can be reached in as little as 25 minutes from Hemel Hempstead station. The town is also ideally placed for road links with the M1, M25 and A41 motorways all accessed from the Town within just a few minutes, London Heathrow and London Luton airports are also less than 40 minutes away.

Historically significant Hemel Hempstead dates back almost 1000 years, the town has a great selection of character properties

along with many newer styles which were added after the Second World War. Hemel Hempstead sits within the Gade Valley and is surrounded by the Chiltern Hills which offer some of the best open countryside, much of which is classed as an area of outstanding natural beauty. Hemel Hempstead is a great place to raise a family with some of the finest state and independent Schools anywhere in the country. The town also has a great array of leisure facilities such as the Snow Centre, XC Centre, Public Swimming Pools, 17 Screen Cinema plus lots of restaurants, pubs and bars. Just a few minutes drive way is the City of St Albans, market town of Berkhamsted and the larger shopping town of Watford.

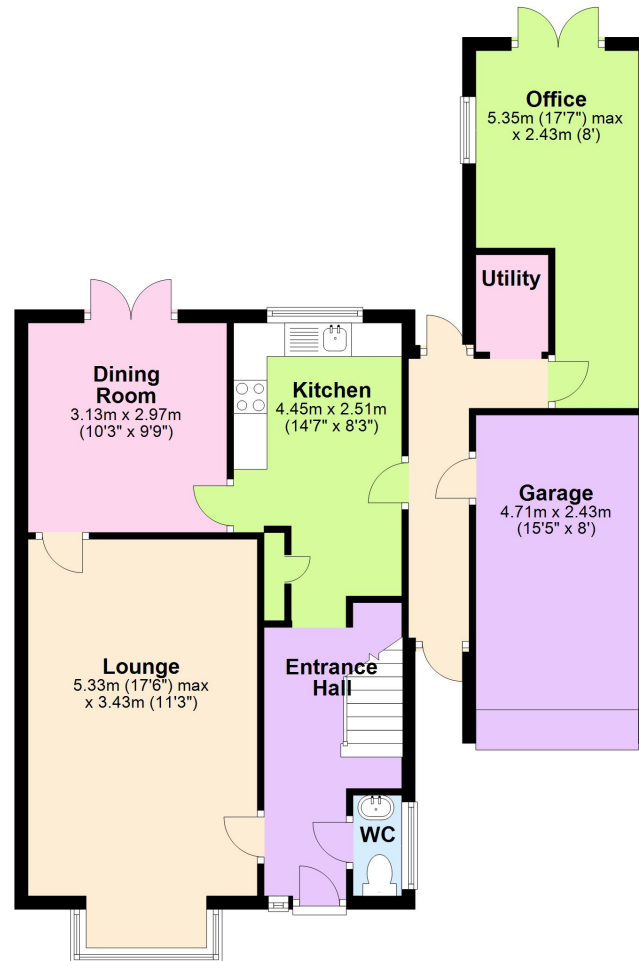
Please Note:

We have not tested any apparatus, fixtures, fittings or services. Interested parties must undertake their own investigation into the working order of these items.

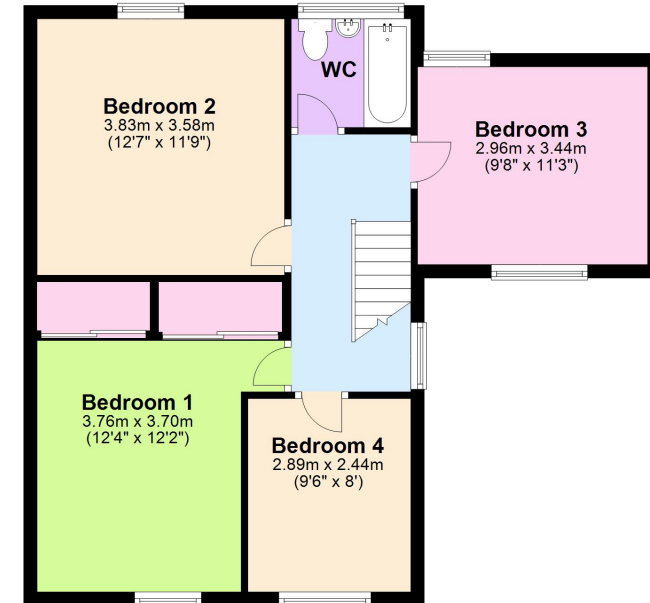
All measurements are approximate and photographs provided are for guidance only.

Tenure: Freehold
Council Tax Band: E
EPC Rating: D

Ground Floor
Approx. 82.1 sq. metres (884.2 sq. feet)



First Floor
Approx. 57.9 sq. metres (623.2 sq. feet)



Total area: approx. 140.0 sq. metres (1507.4 sq. feet)

This floorplan is not to scale. It's for guidance only and accuracy is not guaranteed.
Plan produced using PlanUp.

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