

Mulburries

Wood Crescent , Hemel Hempstead, HP3 9EY

Guide price £385,000



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- Three/four-bedroom family home
- Approximately 977 sq. ft. of accommodation
- Impressive rear garden measuring approximately 70 feet
- Spacious lounge/dining room
- Kitchen/breakfast room
- Ground-floor bedroom, office or playroom
- Two bathrooms
- Council Tax Band C
- Scope for modernisation and personalisation



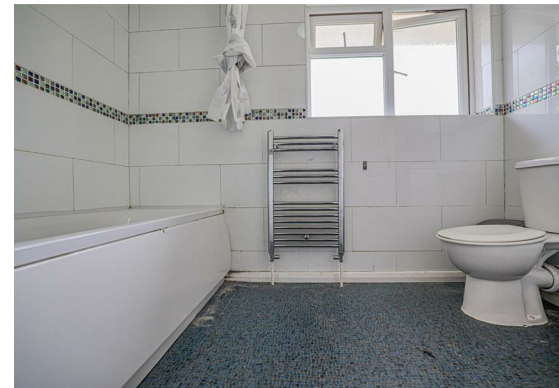
Mulburries are delighted to present this spacious and versatile three/four-bedroom family home, offering approximately 977 sq. ft. of accommodation and an impressive rear garden extending to approximately 70 feet.

The ground floor comprises an entrance hall, a generous lounge/dining room, kitchen/breakfast room and a flexible additional room that could be used as a fourth



bedroom, home office or playroom. A ground-floor bathroom provides further practicality.

Upstairs, there are three bedrooms, a useful study and a second bathroom. While the property is presented in average condition and would benefit from some modernisation, it offers an excellent opportunity for buyers to update and personalise the home to their own taste.



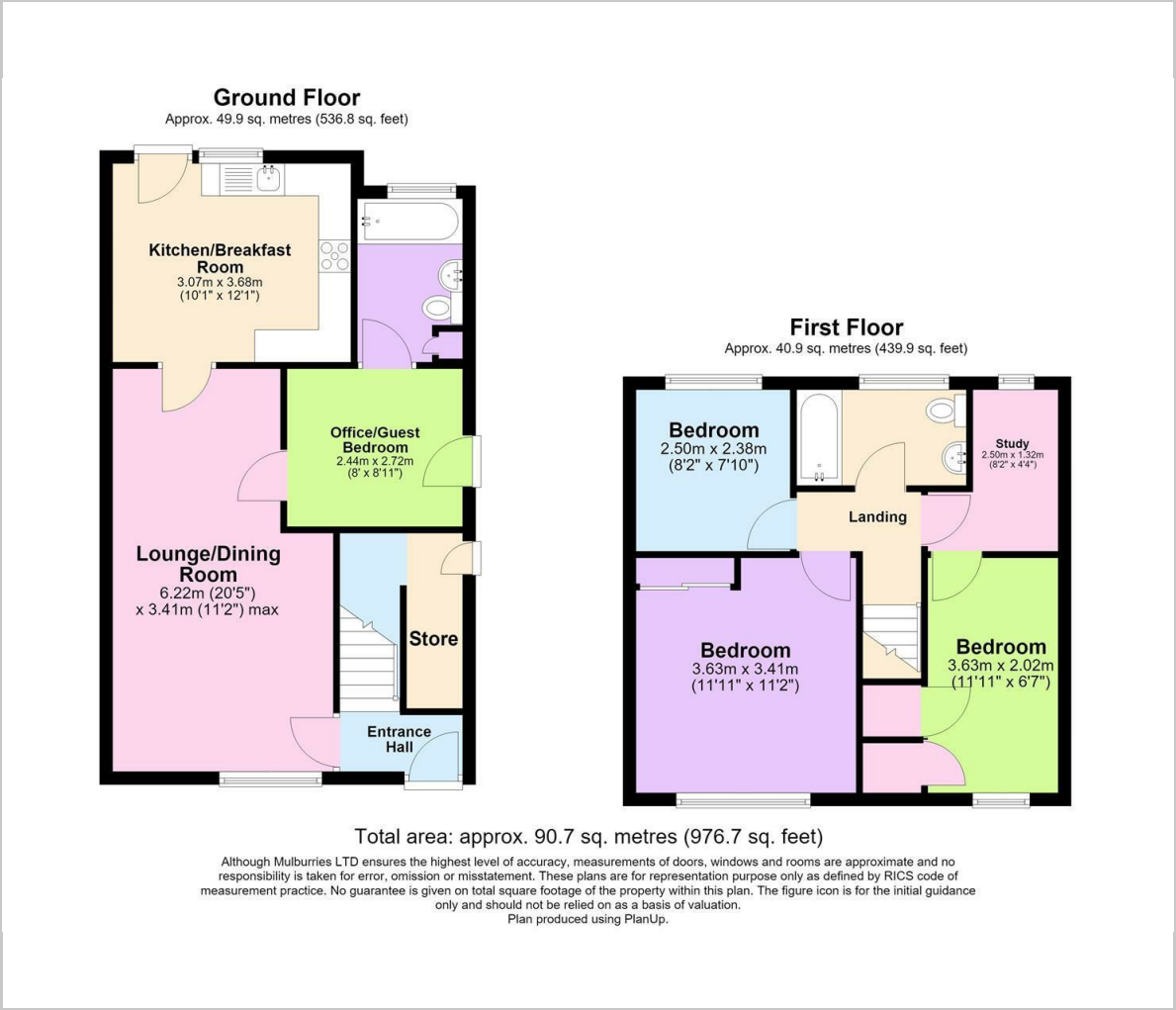
The standout feature is the substantial rear garden, measuring approximately 100 feet and providing plenty of space for families, entertaining and keen gardeners. The property also benefits from unrestricted street parking.



Located in a popular residential area, the home is well positioned for local schools, shops, amenities and transport connections. Early viewing is recommended to appreciate the space, flexibility and potential on offer.



Floor Plan

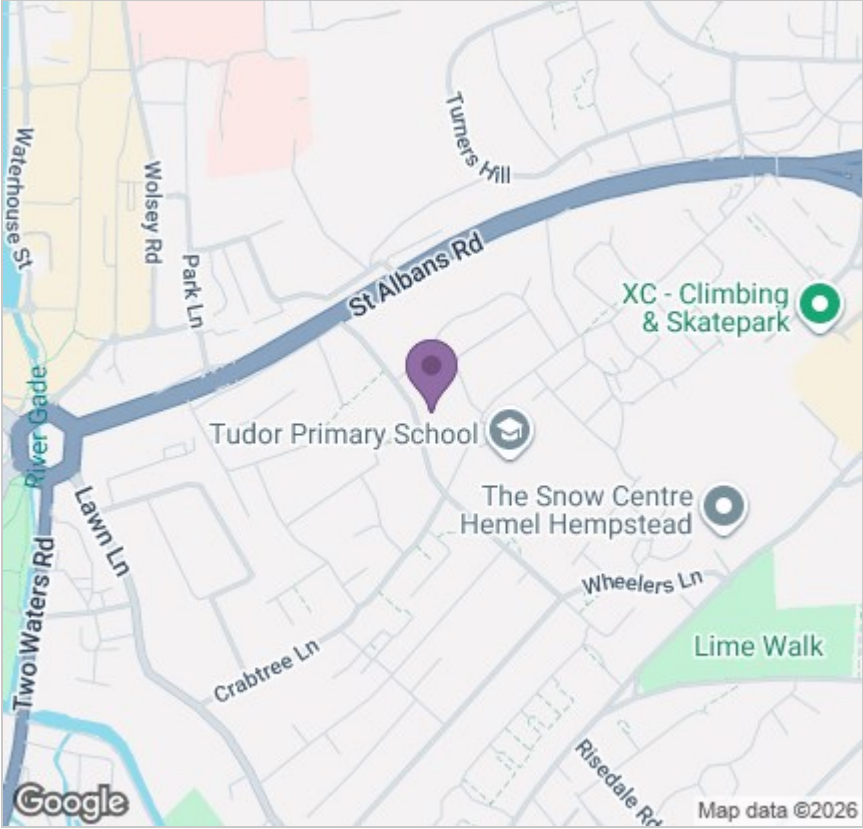


Viewing

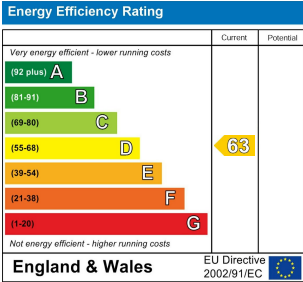
Please contact our Mulburries Office on 01442 732362 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph



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