

Mulburries

Crofts Path, Hemel Hempstead, HP3 8HB

Guide price £635,000

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- **Extended three-bedroom semi-detached family home**
- **Sought-after Leverstock Green location**
- **Beautifully presented throughout**
- **Spacious reception room measuring approximately 19ft**
- **Sociable open-plan kitchen and reception/dining area**
- **Separate utility room and downstairs cloakroom**
- **Principal bedroom with fitted storage**
- **Generous rear garden with established planting and seating areas**
- **Detached Garage with Driveway**
- **Convenient for local amenities, schools and commuter links**







A beautifully presented three-bedroom semi-detached home in sought-after Leverstock Green, offering spacious living accommodation, stylish interiors and a generous garden, with local amenities and commuter links within easy reach.

Mulburries offer to the market this beautifully presented three-bedroom semi-detached family home, situated on Crofts Path in the popular Leverstock Green area of Hemel Hempstead. Offering spacious accommodation, stylish interiors and a generous garden, this attractive property provides an excellent setting for family living.

The ground floor comprises a welcoming entrance hallway and a spacious reception room measuring approximately 19ft in length,



















with a large window allowing natural light to fill the room. Warm wood flooring and tasteful decoration continue through the living areas, creating a comfortable and cohesive feel.

A particular highlight is the sociable kitchen and reception/dining space, providing ample room for both everyday family life and entertaining. The kitchen features white cabinetry, contrasting work surfaces and a breakfast bar, while the adjoining dining area enjoys views over the garden and direct access outside. A separate utility room and downstairs cloakroom complete the ground floor.

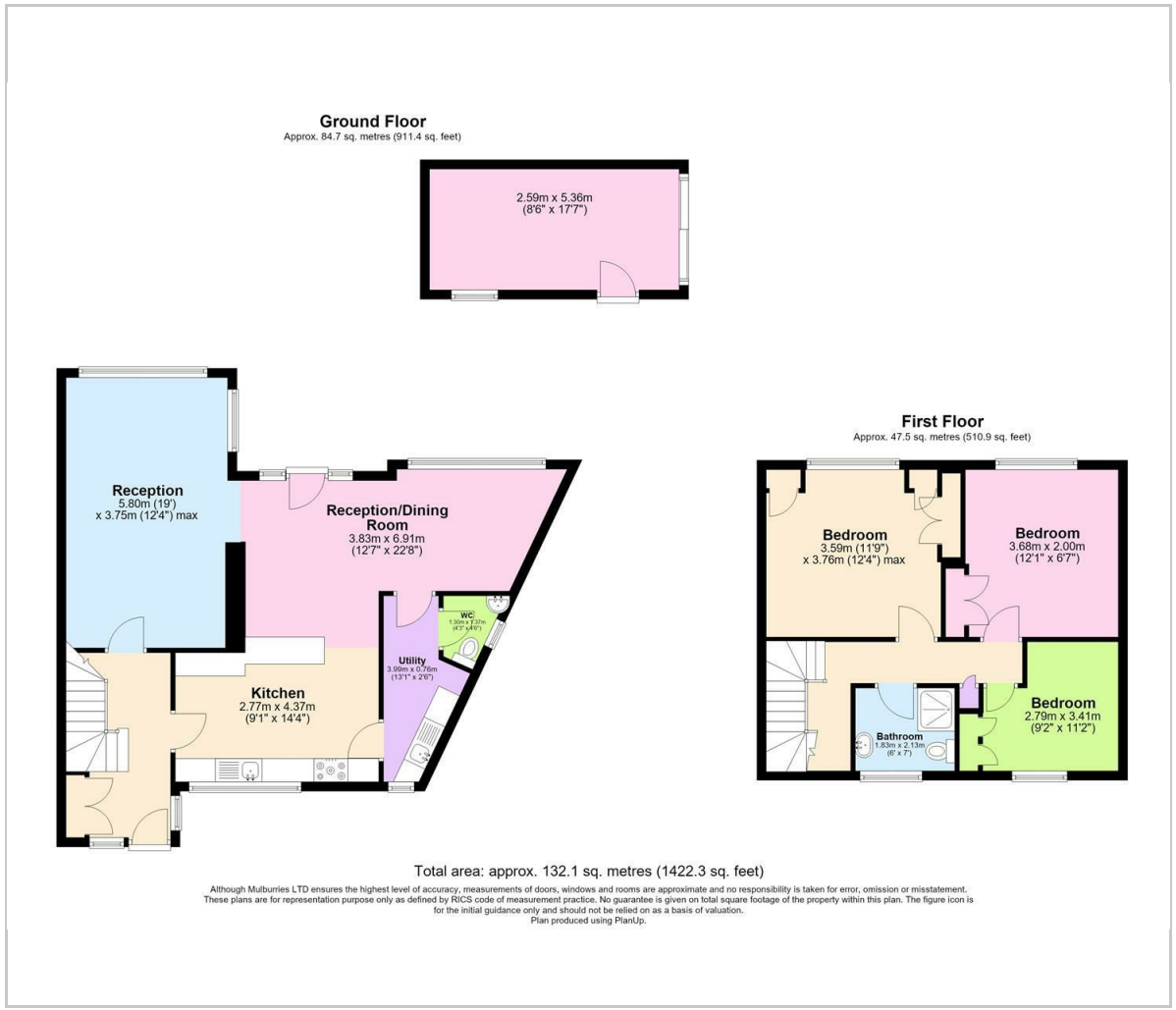
To the first floor are three well-proportioned bedrooms, with fitted storage to the principal bedroom, together with a contemporary family shower room. The layout offers flexibility for growing families or buyers needing space to work from home.

Externally, the generous rear garden combines a lawn, established planting and paved seating areas, providing an inviting space for outdoor dining, entertaining and relaxing.

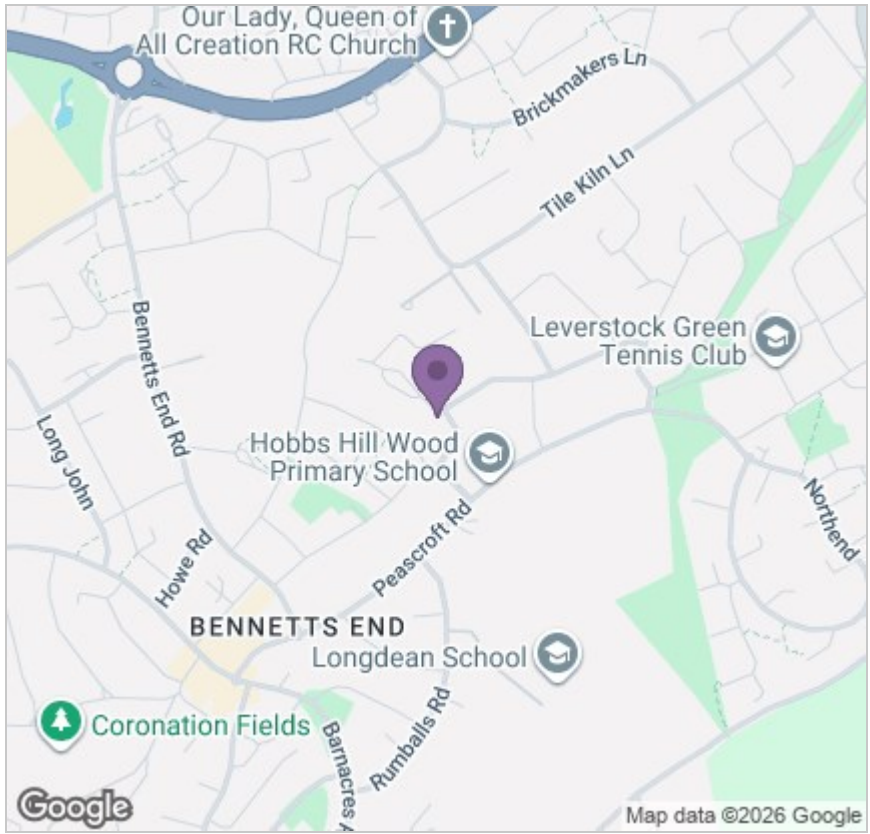
Leverstock Green is popular for its village atmosphere, local shops, pubs, cricket club and village green, with schools and everyday amenities nearby. Hemel Hempstead town centre offers further shopping and leisure facilities, while St Albans is readily accessible. The M1 and M25 provide convenient road connections, with Hemel Hempstead and Apsley stations offering services into London Euston.

Viewing is highly recommended to appreciate the space and presentation on offer.

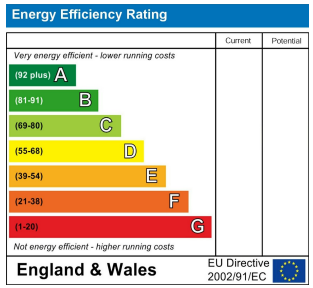
Floor Plan



Area Map



Energy Efficiency Graph



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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