



Castles

LATIMER CLOSE
Woodhall Farm, Hemel Hempstead HP2 7JJ

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Offers Over
£550,000
(Freehold)

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Situated in a quiet cul-de-sac, Latimer Close is a beautifully updated four-bedroom detached family home that offers generous living space,



Having been tastefully modernised by the current owners, the property now presents itself as a truly turn-key opportunity. From the moment you step through the front door, you are greeted by a sense of space and light. The entrance hall leads into a bright and inviting living room, an ideal space for both relaxing evenings and entertaining guests. The décor is contemporary yet homely, with clean lines and a neutral colour palette that enhances the natural light throughout the ground floor.

The home is the updated kitchen and dining area, which has been thoughtfully designed to provide both functionality and style. With quality fittings, plenty of workspace and integrated appliances, it is a perfect spot for family meals, morning coffee or hosting friends. A second reception room offers flexibility for use as a snug, playroom, or home office, depending on your lifestyle needs, while a modern downstairs cloakroom adds to the practical layout.

Upstairs, the home continues to impress with four well-proportioned bedrooms, each tastefully finished and a modern family bathroom.

The property also benefits from off-street parking to the front,

Specifications

- NO UPPER CHAIN!
- 4 BEDROOM DETACHED
- GENEROUS LIVING AREAS
- DOWNSTAIRS WC
- TASTEFULLY MODERNISED
- OFF ROAD PARKING
- PRIVATE REAR GARDEN



The rear garden is well-maintained, and ideal for outdoor dining, family play or simply relaxing in the sunshine.



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: F



Total area: approx. 112.0 sq. metres (1205.7 sq. feet)

Berkhamsted

01442 865252

Eaton Bray

01525 220605

Borehamwood

020 8953 2112

Hertford

01992 501511

Boxmoor

01442 233345

Kings Langley

01923 936900

Bushey

020 8950 2551

Radlett

01923 537111



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