



Castles

PERRY GREEN
Woodhall Farm, Hemel Hempstead HP2 7NB

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£215,000
(Leasehold)



Located in the heart of Woodhall Farm, Perry Green is a two bedroom ground floor apartment offering practical living in a peaceful residential setting. Ideal for first-time buyers, downsizers, or investors, the property provides a blend of modern convenience and a quiet, community focused location.

Upon entering the flat, you're welcomed into a bright and spacious lounge with plenty of natural light to flow through the living area. The open plan layout connects seamlessly to a modern fitted kitchen, which offers ample worktop space, perfect for everyday cooking and entertaining. Both bedrooms are generously sized, with enough space for double beds and wardrobes.

The property benefits from being situated on the ground floor, offering easy access and a step-free layout throughout. Outside, the flat enjoys a quiet position within well-maintained communal grounds, creating a peaceful atmosphere with green views and minimal through traffic. Parking is available nearby, and the surrounding area is known for its family-friendly environment and community feel.

Tenure: 49 Year Lease - will be reverted to 99 years by vendor upon completion

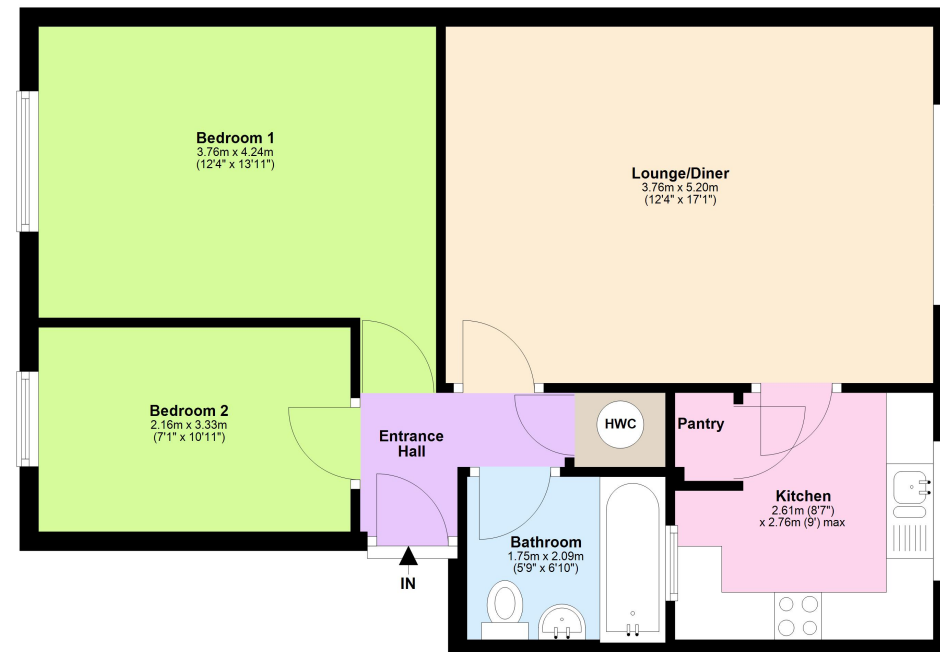
Service Charge: £2606.00 per annum

Ground Rent: Exempt

Tenure: Leasehold
Council Tax Band: B
EPC Rating: TBC

Ground Floor

Approx. 56.5 sq. metres (608.6 sq. feet)



Total area: approx. 56.5 sq. metres (608.6 sq. feet)

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.

Berkhamsted
01442 865252

Eaton Bray
01525 220605

Borehamwood
020 8953 2112

Hertford
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01923 936900

Bushey
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