







Castles

EVANS WHARF

Apsley Lock, Hemel Hempstead HP3 9WU

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£325,000 O.I.E.O

(Freehold)









2 Resident

MARINA VIEWS! Castles are delighted to offer for sale this STUNNING TWO DOUBLE BEDROOM FIRST FLOOR APARTMENT situated in the much sought after APSLEY LOCK development, with its local acclaimed pub/restaurant "The Paper Mill" and other restaurants, local shops and the GRAND UNION CANAL. This MUST SEE property briefly comprises; Entrance Hallway, SPACIOUS Living/Dining Room, Fitted Kitchen with Integrated Appliances, TWO Double Bedrooms, Two Bathrooms, Double Glazing & Gas Central Heating, Permit PARKING. The property is also located close to APSLEY TRAIN STATION with its connection into LONDON EUSTON.

Tenure - 103 Years

Service Charge - £1822.00 per Year Ground Rent - £150.00 per Year



Total area: approx. 61.7 sq. metres (663.9 sq. feet)

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

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.

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Boxmoor Office: 33 St John's Road, Hemel Hempstead, Hertfordshire HP1 1QQ Tel: 01442 233345

Eaton Bray Office: 2a Wallace Drive, Eaton Bray, Dunstable LU6 2DF Tel: 01525 220605

Kings Langley Office: 1 High Street, Kings Langley, Hertfordshire WD4 8AB Tel: 01923 936900

Associated London Office: 121 Park Lane, Mayfair, London W1K 7QG Tel: 020 7079 1595







Tenure: Freehold
Council Tax Band: D

EPC Rating: D

www.castlesestateagents.co.uk