

Marlowes, Hemel Hempstead, Hertfordshire, HP1 1BH



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## £1,250 PCM



### Description:

Kings Langley Estates are pleased to offer this spacious one-bedroom apartment situated in the heart of Hemel Hempstead. Comprising: Entrance Hall, en suite bathroom, one bedroom, bathroom and an open plan lounge/kitchen. An internal viewing is strongly advised through the owners Sole Agents.

- FIRST FLOOR APARTMENT
- ONE BEDROOM
- SPACIOUS LOUNGE/KITCHEN
- BATHROOM
- SOLE AGENTS

### Additional Information:

Location: In the heart of the town centre.

### Viewings;

By appointment only, via Kings Langley Estates - Call 01923 947373

*"With over 28 years experience within the property industry I have a wealth of knowledge in delivering exemplary and unsurpassed discretionary customer service to all clientele"*

Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92-100) <b>A</b>			(92-100) <b>A</b>		
(81-91) <b>B</b>			(81-91) <b>B</b>		
(69-80) <b>C</b>	76	76	(69-80) <b>C</b>	77	77
(55-68) <b>D</b>			(55-68) <b>D</b>		
(39-54) <b>E</b>			(39-54) <b>E</b>		
(21-38) <b>F</b>			(21-38) <b>F</b>		
(1-20) <b>G</b>			(1-20) <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England, Scotland &amp; Wales</b> EU Directive 2002/91/EC			<b>England, Scotland &amp; Wales</b> EU Directive 2002/91/EC		

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

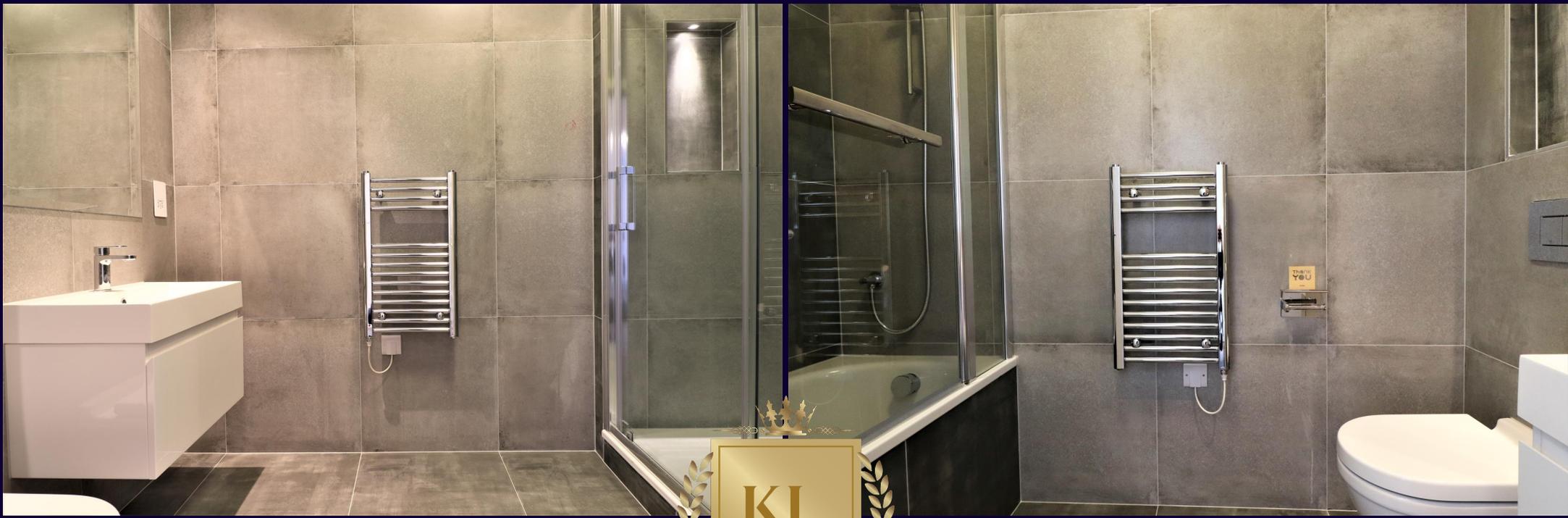
The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions. The higher the rating the less impact it has on the environment.



**David Freeman**  
Director







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ESTATES**

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