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select homes

Hilltop Road, Berkhamsted, HP4
Offers in excess of £285,000



Sterling are delighted to present this wonderful two double bedroom apartment to the market. Boasting stunning views from the private balcony over the valley of Berkhamsted and towards the Ashridge Estate beyond, yet only minutes walk from the bustling High Street with its array of restaurants, wine bars and 0.5 miles from the mainline station - perfect for the commuter.

The apartment is well presented throughout and has accommodation measuring circa 800 sq ft comprising of entrance hall, two double bedrooms both with fitted cupboards, main reception room measuring in excess of 19 ft in length and a well equipped kitchen with a range of shaker style units and solid wood block work top. From the kitchen there is an opening to the reception room and a door opening to the balcony which also has a useful fitted cupboard. The bathroom which has been fitted with a white suite to include vanity unit under the sink.

Externally there is off road parking. We believe this would be an excellent purchase for someone looking for either an investment property, first time purchase or a down sizer seeking the ideal 'lock up and leave'.

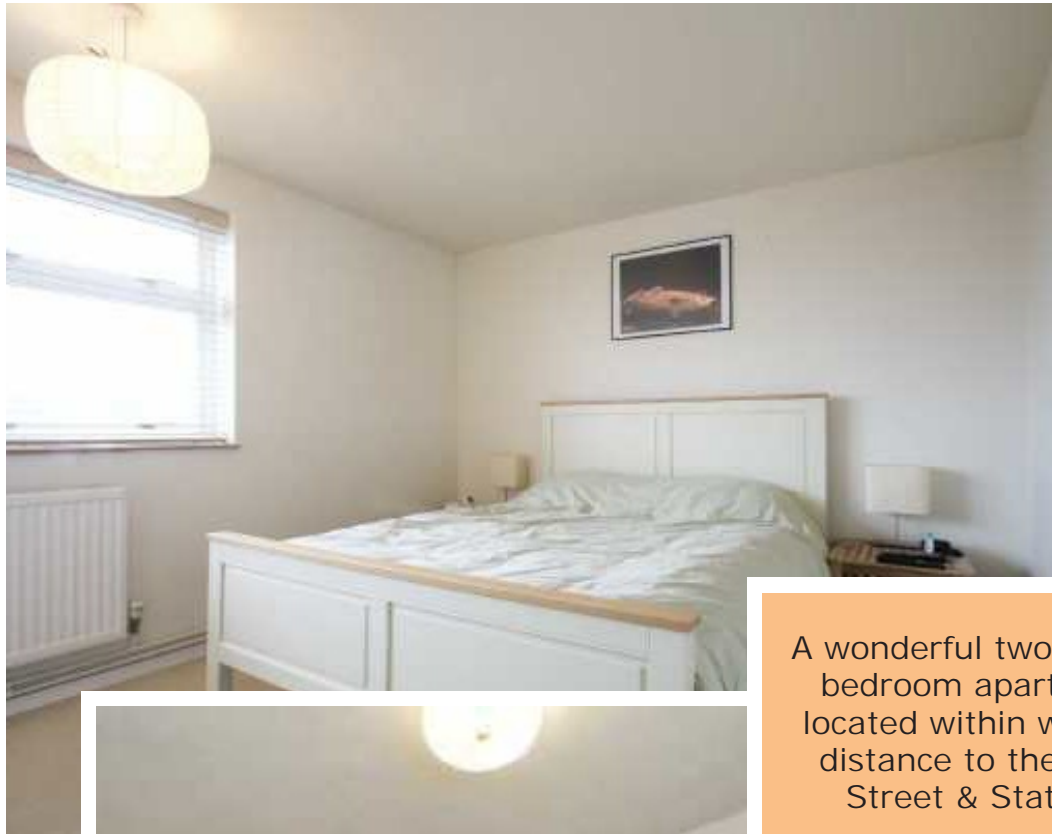
The Location - Berkhamsted provides a wide range of shopping opportunities, including independent boutiques and eateries with major

stores such as Waitrose and Boots on the High Street too. The larger towns of Hemel Hempstead and Watford offer wider facilities, including Debenhams and John Lewis department stores respectively. Milton Keynes and London are both easily accessible via the M1.

- There is a good range of leisure facilities in the area including walking and riding just minutes away in the surrounding countryside and on the National Trust's 5,000 acre Ashridge Estate (around 3 miles away), while nearby golf courses include Ashridge, Berkhamsted and The Grove.

- Berkhamsted is considered a highly desirable commuter town, with excellent transport links by road and rail. The mainline station provides a regular and direct link to London Euston in a little over 30 minutes. Major road connections nearby include the M25 (J20) and the M1 (J8), both of which are around 8 miles away. The A41 dual carriageway runs to the South of the town, providing an excellent connection to Hemel Hempstead, Watford and London.

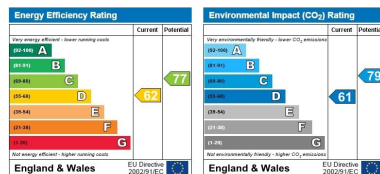
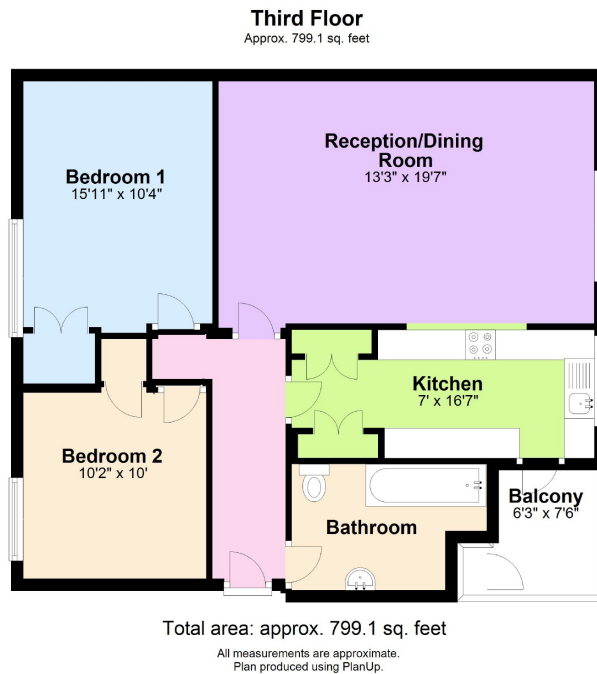
Transport Links - Berkhamsted Station (0.35 Miles)
Hemel Hempstead (3.6 miles)
Tring (3.7 miles)
London Luton Airport (11.8 miles)
London Heathrow Airport (20.0 miles)
London City Airport (32.1 miles)



A wonderful two double bedroom apartment located within walking distance to the High Street & Station.



Floor plan



The Sterling Factor

Sterling's informal-style offices have modernised the traditional estate agent presence on the high street. Our clients can enjoy a relaxed atmosphere to browse through our property details and ask any questions about properties of interest before booking a viewing. This ensures we have a higher conversion rate of viewings to offers and maximises our chance to sell or let your home in a quicker timeframe.

Longer Opening Hours

Sterling phone lines are open 9am to 6pm Monday to Friday and both Saturday and Sunday inclusive of Bank Holidays.

More Properties, More Experience, Better Advice

Our expert valuers carry out high volumes of valuations every month, giving us intimate and unparalleled knowledge of property values across Hertfordshire, Buckinghamshire and Bedfordshire.

Sterling Feature Properties

New-to-market properties are highly sought-after which is why Sterling have developed Sterling Feature Properties - exclusive previews designed to ensure that properties receive maximum exposure the day they go onto the market

Sterlinghomes.co.uk

Is widely recognised as one of the best websites in the area and regarded as one of the best in the business. Every property, regardless of price, features floorplans, colour photographs, slide shows, local information, location maps, aerial views and full colour brochures.

Photography

To speed up the marketing process, Sterling have created a unique, in-house team who are trained specifically to collect information for interactive floorplans, and multiple photographs and a comprehensive write up of your home all in one visit.

Select and New Homes

Is a dedicated department for the sale of high value homes, land and new builds headed up by company partner Benjamin James Bird BA (Hons) MNAEA MARLA.

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