



3 Bedrooms



2 Bathrooms



1 Reception



West Facing



Allocated



EPC Band C

Freehold

Service Charge:
£300.00 per annum

Council Tax Band:
D £2,405.28 (2026-2027)

Local Authority:
Welwyn Hatfield Borough Council



A modern three bedroom end terrace house, with an en-suite to master bedroom, low maintenance west facing garden and allocated parking space.

Description

A modern, well-presented home with well-proportioned accommodation over two floors. The ground floor features a contemporary kitchen with integrated appliances, a downstairs cloakroom, and a generous lounge/diner with French doors leading to a low-maintenance, west-facing garden. Upstairs, the principal bedroom boasts French doors to a Juliet balcony and a modern en-suite shower room with natural light. Two additional bedrooms and a stylish family bathroom with a three-piece suite complete the upper floor. Further benefits include double glazing, gas central heating, and one allocated parking space. Service charge is £300 per annum for estate services.

Location

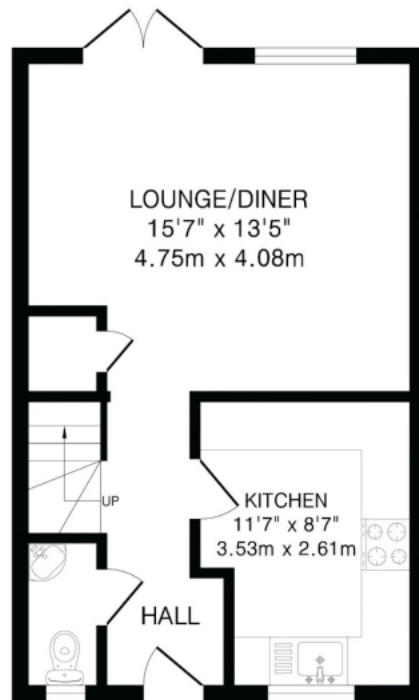
Eddington Crescent is a cul-de-sac turning in the popular Scholars Walk development on the south side of Welwyn Garden, with convenient cut through access to the beautiful Stanborough Lakes.

In compliance with the UK's Anti Money Laundering (AML) regulations, we are required to confirm the identity of all prospective buyers at the point of an offer being accepted and use a third party, Identity Verification System to do so. There is a nominal charge of £48 (per person) including VAT for this service. For more information, please refer to the terms and conditions section of our website.



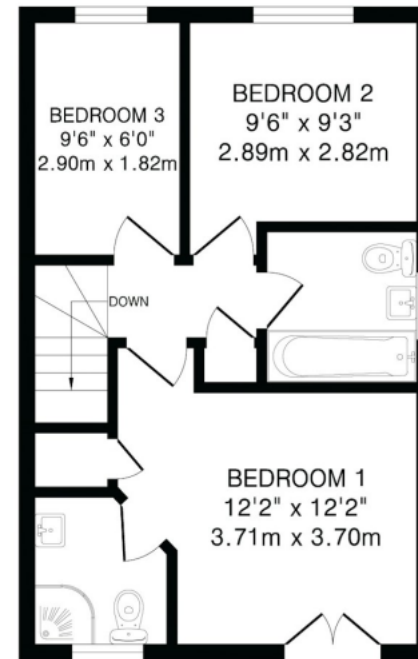






Ground Floor

396 sq.ft.(36.7 sq.m)approx.



First Floor

396 sq.ft.(36.7 sq.m)approx.

TOTAL FLOOR AREA: 792 sq.ft.(73.4 sq.m)approx.

This floorplan is for illustration purposes only. The measurements and position of each element are approximate and must be viewed as such.

Important Information These particulars do not constitute an offer or contract in whole or part. The statements contained herein are made without responsibility on the part of Ashtons or the vendors and they cannot be relied upon as representatives of fact. In respect of floor plans, these are for illustrative purposes only. The measurement and position of each element is approximate and must be viewed as such. Intending purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. The vendors do not make or give, and neither Ashtons nor any person in their employment has any authority to make or give, any representation or warranty whatsoever in relation to this property. We offer a wide range of services through third party providers including solicitors, surveyors, removal firms, mortgage providers and EPC suppliers. We receive additional payments for administering suppliers quoting software and making referrals. You are not under any obligations to use these services and it is your discretion whether you choose to deal with these parties or your own preferred supplier. You should be aware the average payment we received in 2024 equated to £29.76 per referral.