

 4 Bedrooms

 2 Bathrooms

 2 Receptions

 Private Garden

 Allocated & Garage

 EPC Band B

Freehold

Council Tax Band:
E £2,814.35 (2025/26)

Local Authority:
North Hertfordshire District Council



Modern 2017-built town house, beautifully presented with open-plan living, walking distance to the mainline station.

Description

The current owners have presented this modern home beautifully, offering versatile accommodation over three floors. A generous entrance hall, complete with a cloakroom, welcomes you. To the rear, a contemporary open-plan kitchen and dining area enjoys garden views and direct outdoor access. The integral garage offers potential to be converted into a further reception room, subject to permissions. On the first floor, a bright living room benefits from large windows. This level also has a generous double bedroom and a family bathroom. The second floor houses three further bedrooms, two of which are doubles, with the third currently used as a study. The principal bedroom includes fitted wardrobes and an en-suite shower room. Outside, the rear garden is thoughtfully designed with mature shrubs, plants, and trees, featuring a patio and small decked area. At the front, a driveway provides allocated parking, complemented by additional bays opposite, along with well-maintained shrubs and trees.

Location

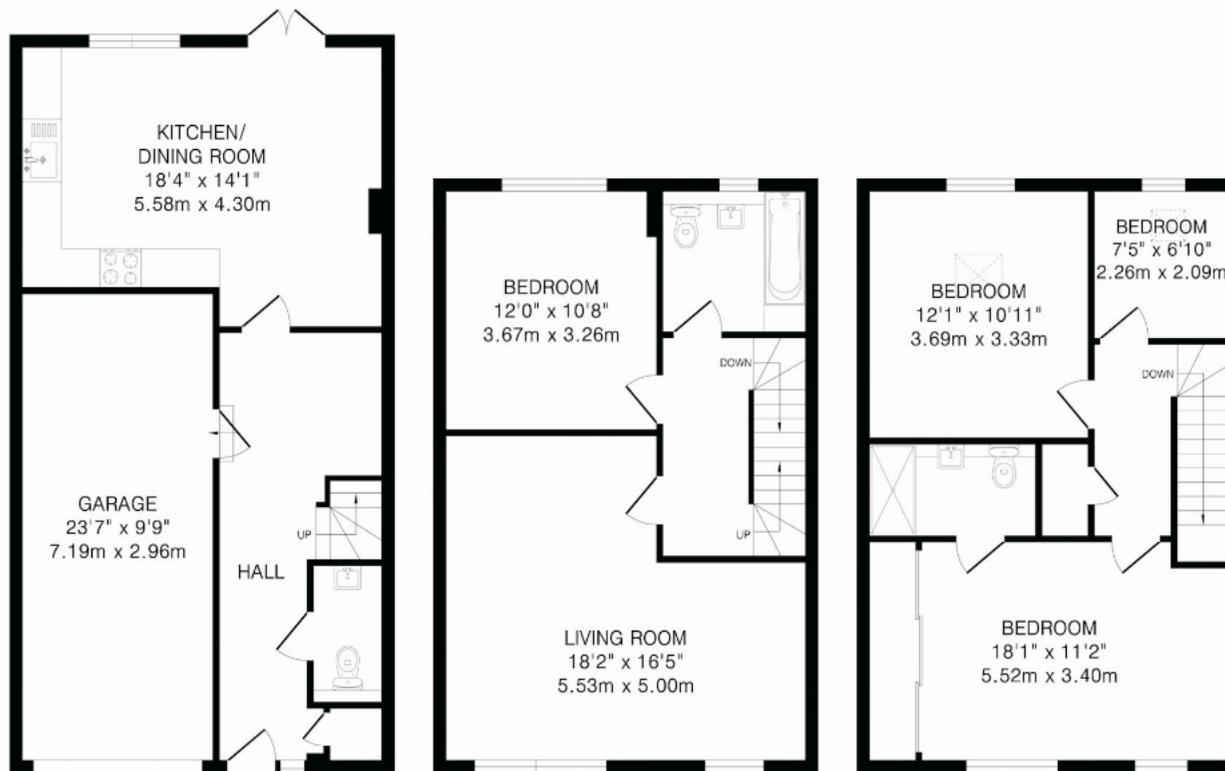
Allwoods Place is a Crest Nicholson development established in 2017 which has become a well regarded community in Hitchin. Conveniently located, it's just a short half-mile stroll to the mainline station.



Buyers Information: - 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
660 sq.ft.(61.3 sq.m)approx.

First Floor
527 sq.ft.(48.9 sq.m)approx.

Second Floor
527 sq.ft.(48.9 sq.m)approx.

TOTAL FLOOR AREA: 1714 sq.ft.(159.1 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.