

 3 Bedrooms

 1 Bathroom

 2 Receptions

 Private Garden

 Driveway

 EPC Band D

Freehold

Council Tax Band:  
C £2,145.77 (2026/2027)

Local Authority:  
North Hertfordshire District Council



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Wilton Road, Hitchin, SG5 1SS  
Guide price of £500,000

Chain-free 1930s bay-fronted home in SG5. Spacious living, 3 bedrooms, garden, driveway. Excellent extension potential (STPP).

### Description

This chain-free, characterful 1930s bay-fronted home offers generous living space and potential to enhance and extend (subject to planning permission). Enter via a welcoming hallway with storage. On the left, a cosy bay-fronted lounge with a wood burner flows into a spacious dining and family room, featuring French doors to the garden, allowing ample natural light. The galley kitchen is conveniently accessible from the hallway. Upstairs, the landing offers additional storage, leading to two well-proportioned double bedrooms and a single bedroom, all served by a family bathroom. Externally, the large rear garden is mainly laid to lawn with a patio area ideal for entertaining. To the front, a tarmac driveway provides off-road parking for two cars.

### Location

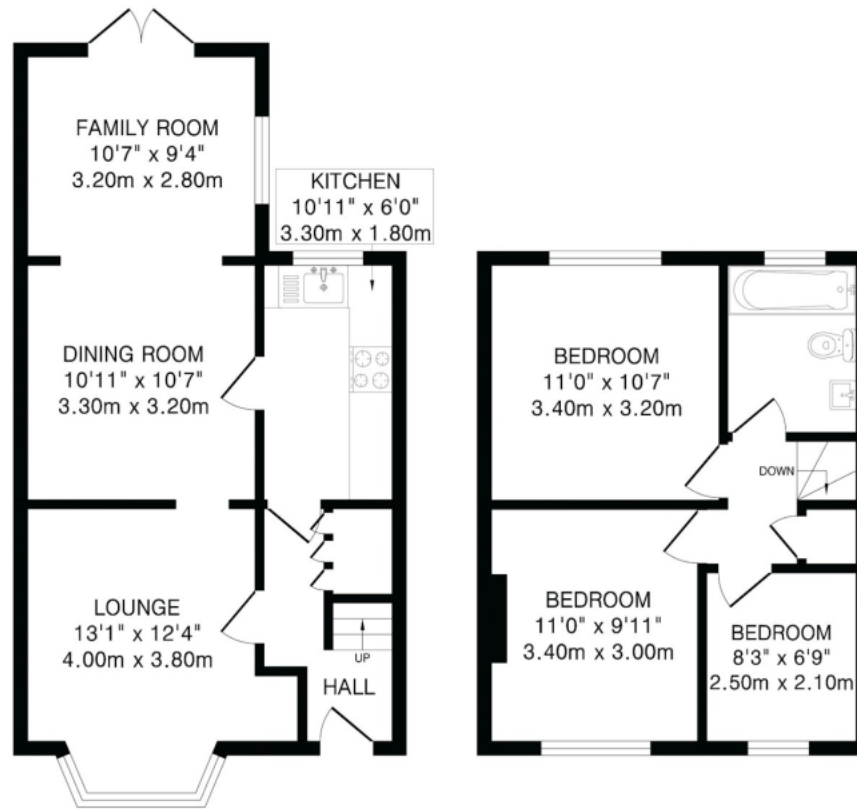
Wilton Road is ideally located in the sought-after SG5 area of Hitchin, close to the train station and town centre. It's in the catchment of esteemed schools and near Bancroft Recreation Ground and St George's Park, perfect for outdoor leisure.



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  
485 sq.ft.(45.0 sq.m)approx.

First Floor  
370 sq.ft.(34.3 sq.m)approx.

TOTAL FLOOR AREA: 855 sq.ft.(79.3 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.