

 4 Bedrooms

 1 Bathroom

 1 Reception

 Private Garden

 On-Street Parking

 EPC Band E

Freehold

Council Tax Band:
E £3,034.44 (2026/2027)

Local Authority:
North Hertfordshire District Council



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Hitchwood Cottages, Preston, SG4 7RY
Guide price of £725,000

Charming 4-bedroom end-of-terrace cottage in sought-after Preston village, set in a picturesque location by Hitch Wood.

Description

Nestled by Hitch Wood, this charming Lutyens-style cottage offers a tranquil setting with stunning countryside views. Unlisted, it combines period charm with modern convenience. Lovingly maintained, the home provides bright, spacious accommodation. Enter through a welcoming hall, ideal as a boot room, with a utility room and cloakroom. The heart of the home is the light-filled kitchen/dining room with wall and base units, integrated appliances, and a Butler sink, opening onto the garden for easy entertaining. The inviting living room centres around an open fireplace, with bespoke units and an archway leading to a seating area, offering versatility with garden views. Upstairs are four well-proportioned bedrooms and a family bathroom, with the principal bedroom enjoying dual-aspect views. The beautifully landscaped gardens boast a cobbled patio, mature plants, and trees. A front garden extension offers a tranquil retreat with a pond, mature planting, and a timber shed for storage.

Location

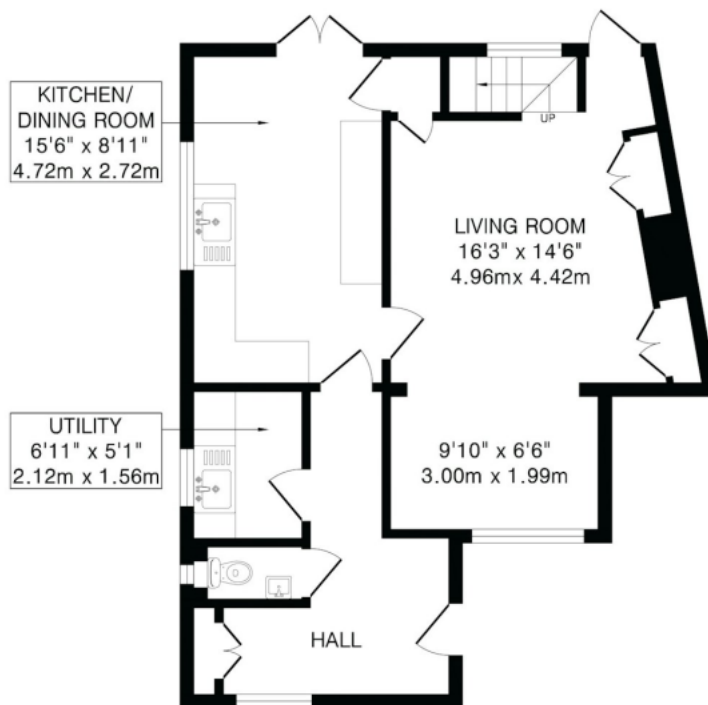
Hitchwood Lane is a picturesque country lane leading to the ever-popular village of Preston, just a short stroll from the award-winning village pub and village green, and only three miles from Hitchin.



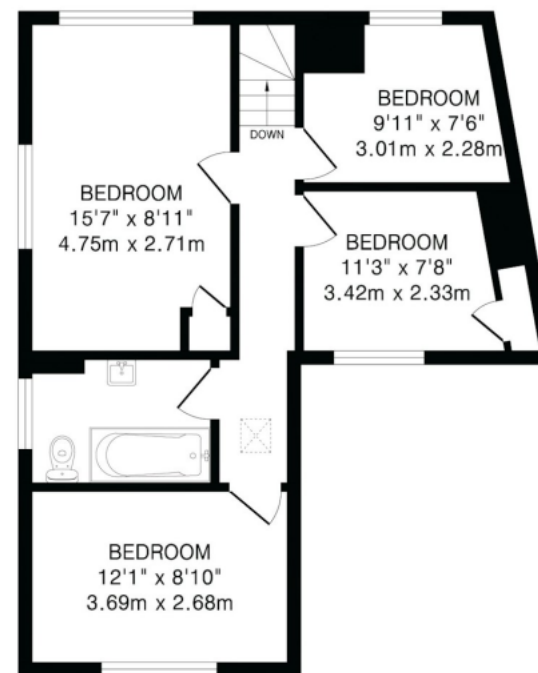
In compliance with the UK's Anti Money Laundering (AML) regulations, we are required to confirm the identity of all prospective buyers at the point of an offer being accepted and use a third party, Identity Verification System to do so. There is a nominal charge of £48 (per person) including VAT for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







Ground Floor
581 sq.ft.(53.9 sq.m)approx.



First Floor
531 sq.ft.(49.3 sq.m)approx.

TOTAL FLOOR AREA: 1112 sq.ft.(103.2 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.