

-  4 Bedrooms
-  2 Bathrooms
-  2 Receptions
-  Private Garden
-  Driveway
-  EPC Band D



Freehold

Council Tax Band:
D £2,413.98 (2026/27)

Local Authority:
North Hertfordshire District Council

Immaculate extended 4-bedroom family home with superb open-plan living, landscaped SW-facing garden, and home office.

Description

**** VIEWINGS: SATURDAY 5TH SEPTEMBER BY APPOINTMENT ONLY ****

Immaculately presented, this impressive four-bedroom family home has been thoughtfully extended, featuring stylish, modern accommodation and a beautifully landscaped south-west facing garden with a versatile home office. Situated in Hitchin's sought-after SG4 9 postcode, it's ideal for families with excellent schooling and convenient access to the railway station and town centre. The home welcomes you with an entrance hall leading to a practical W.C., convertible into a shower room. The front features a generous sitting room, while a separate utility room is equipped for laundry needs. The heart of the home is the open-plan kitchen/dining/family room, perfect for everyday family life and entertaining. Bi-folding doors open to a patio and the garden, merging indoor and outdoor spaces seamlessly. Upstairs, you'll find four bedrooms and a beautifully appointed bathroom. The principal bedroom includes fitted wardrobes and a stylish en-suite. Outside, a block-paved driveway offers off-road parking with an EV charging point. The landscaped rear garden includes a patio and leads to a home office/studio, perfect for varied uses. This home offers exceptional presentation, versatile accommodation, and a convenient location, ready to enjoy immediately.

Location

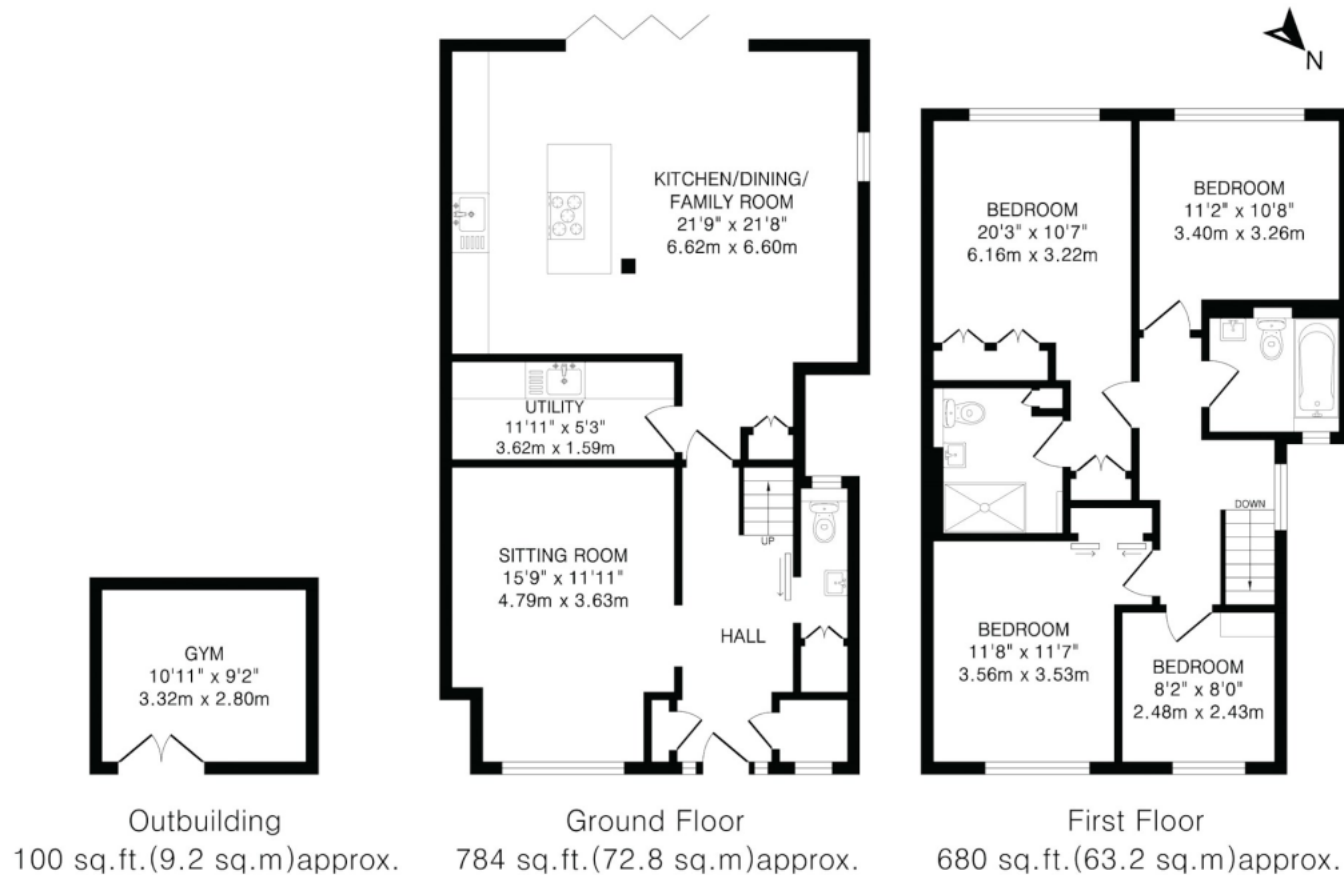
Manton Road is a highly sought-after residential road within Hitchin's popular SG4 9 postcode, offering an excellent balance between



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TOTAL FLOOR AREA: 1564 sq.ft.(145.2 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.

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