







-  4 Bedrooms
-  1 Bathroom
-  2 Receptions
-  Private Garden
-  Two Parking Spaces
-  EPC Band D

Freehold

Council Tax Band:
F £3,369.33 (2025-2026)

Local Authority:
North Hertfordshire District Council



Beautifully presented 4-bed family home with spacious living, garden access, and 2 parking spaces.

Description

This immaculately presented four-bedroom home offers generous, well-balanced accommodation ideal for modern family living, with excellent natural light and seamless access to the garden throughout the ground floor. The spacious hallway welcomes you with a practical guest cloakroom. The impressive living room, featuring double doors to the rear garden, is perfect for entertaining or relaxed family living. The modern fitted kitchen with dining area creates a sociable heart of the home, while the converted garage provides valuable storage, a gym, and a utility area. Upstairs, there are four well-proportioned bedrooms, three comfortable doubles, with bedrooms two and four having fitted wardrobes. A stylish family bathroom and separate cloakroom complete the accommodation. The private rear garden offers pleasant outdoor space, and the property includes two parking spaces. Presented in excellent decorative order, this superb home offers space, comfort, and versatility, ideal for families.

Location

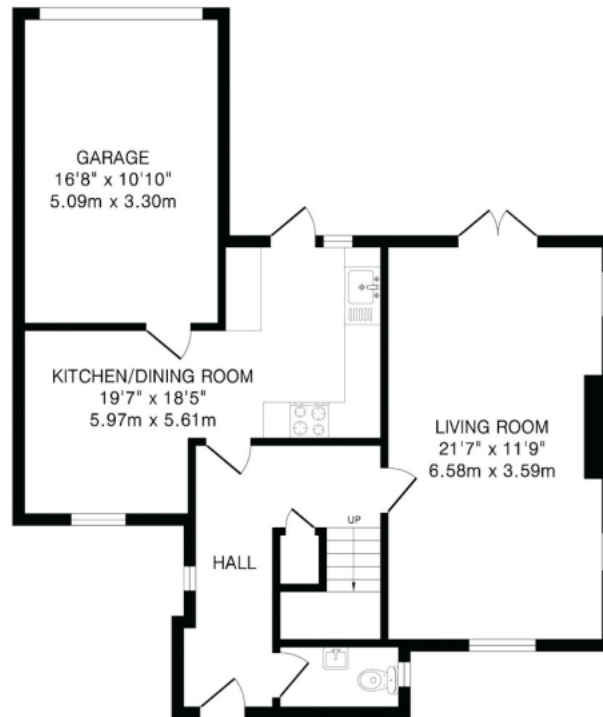
Stylish modern family home near amenities: shops, pubs, village school, and in catchment for Hitchin Girls and Boys School and Monks Walk. Extensive shopping/leisure in Welwyn Garden (5 miles) and Hitchin (4 miles).

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.

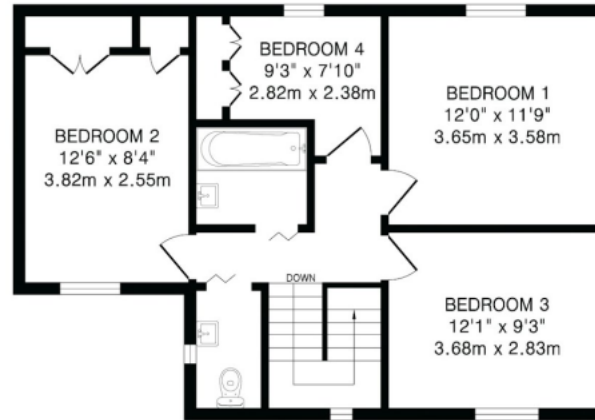








Ground Floor
799 sq.ft.(74.1 sq.m)approx.



First Floor
621 sq.ft.(57.7 sq.m)approx.

TOTAL FLOOR AREA: 1420 sq.ft.(131.8 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.