 2 Bedrooms

 2 Bathrooms

 1 Reception

 Communal Garden

 Allocated

 EPC Band B

Leasehold (130 years remaining)

Service Charge:
£1,650.73 per annum

Ground Rent:
£234.84 per annum

Council Tax Band:
C £2,138.03 (2026-2027)

Local Authority:
Welwyn Hatfield Borough Council



A fantastic ground floor apartment built to a very high specification throughout, situated in the popular Scholars Walk development with easy access to the town centre.

Description

Offered to the market with no onward chain, this modern, bright, welcoming apartment is superbly appointed throughout. The main living area comprises a fantastic open plan space and includes an attractive, fully applanced kitchen. The living area also has the added benefit of a 'Juliette' balcony. Unusually for flats in this development, this apartment has two bedrooms, the main one featuring an en-suite shower room. Outside, there is an allocated parking space and further communal parking.

Location

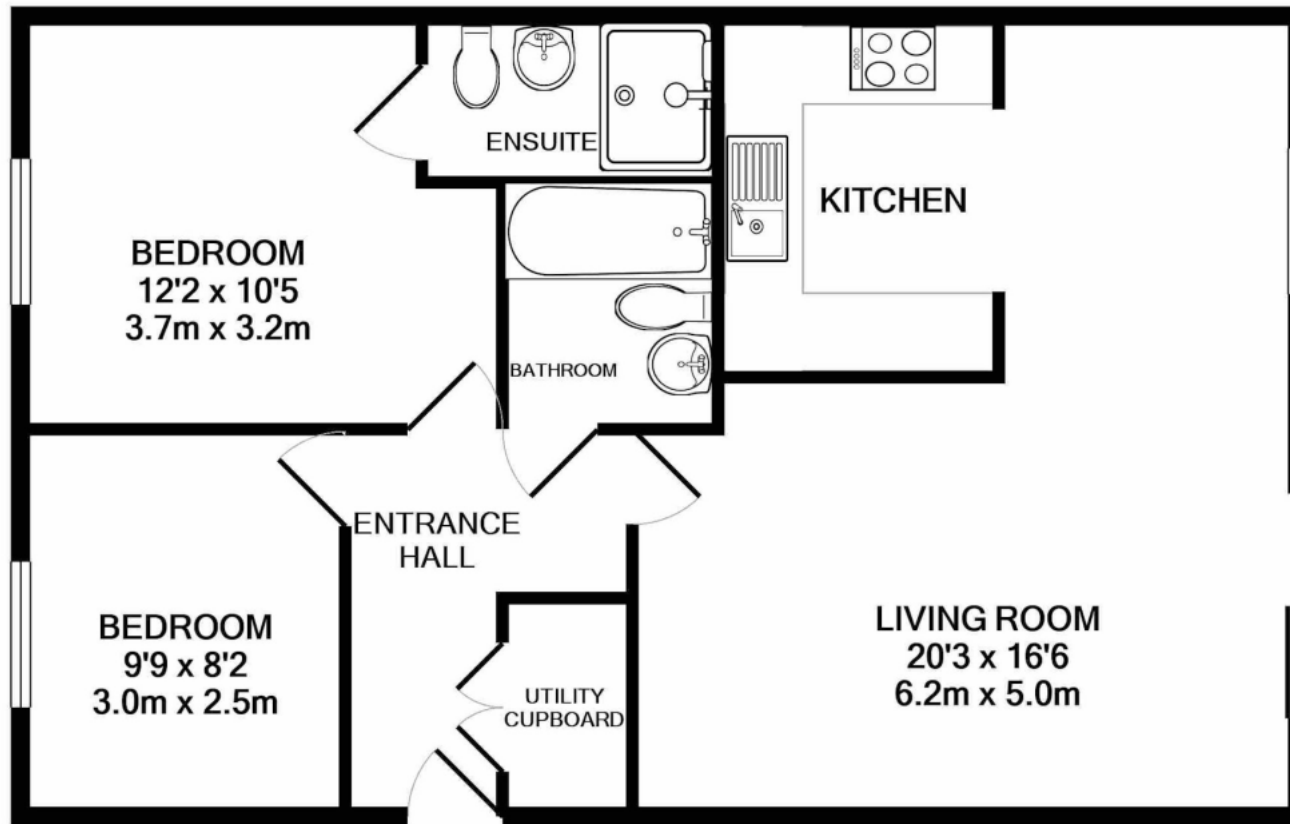
Scholars Walk is a highly regarded modern development just over one mile away from the town center and its extensive amenities, including John Lewis Department Store and the mainline station (London Kings Cross 25 minutes) (Cambridge 54 minutes).



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.







TOTAL APPROX. FLOOR AREA 652 SQ.FT. (60.6 SQ.M.)
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