



Martin Close, Hatfield, AL10 8QS

House - End Terrace | 3 Bedrooms

£345,000 Freehold

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The Accommodation Comprises
Accessed via double glazed door to front.

Entrance Hall
Heating & boiler timer controls, radiator, under stairs storage cupboard housing fuse board and meters & doors to:

Kitchen
6'10" x 11'3"
Fitted kitchen comprised from a range of wall & base mounted units, rolled edge work surfaces, part tiled walls, space for gas cooker, wall mounted Worcester boiler, space for fridge freezer, plumbing for washing machine & frosted double glazed door to side. Spotlights & radiator.

Living Room
11'8" x 9'10"
Double glazed window to front, coved ceiling, radiator & laminate flooring.

WC
Low level Wc and wash hand basin.

Conservatory
11'0" x 9'8"
Frosted window to conservatory & Upvc double glazed window to side.

First Floor Landing
Frosted double glazed window to side, heating controls, loft access & doors to:

Bedroom One
15'3" x 9'4"
Double glazed window to front, radiator & two built in wardrobes door to:

Bedroom Two
6'0" x 12'4"
Upvc double glazed window to rear, laminate flooring, airing cupboard with lagged cylinder & shelving, radiator.

Bedroom Three
6'4" x 10'8"
Radiator, Upvc window to front, built in wardrobe with hanging rails, laminate flooring.

Bathroom
Low level wc, vanity wash hand basin, spotlights, drop light switch, partly tiled walls, electric shower, Upvc frosted window to side & radiator.

Garden
50
Brick built storage shed, patio area & laid to lawn.

