




**Bellmont Lodge
Sterling Court
Mundells
Welwyn Garden City
AL7 1FX**

 **2 Bedrooms**

 **2 Bath/Shower Rooms
1 Cloakroom**

 **1 Reception Room**

 **2 Allocated Parking
Spaces**

 **No Garden**

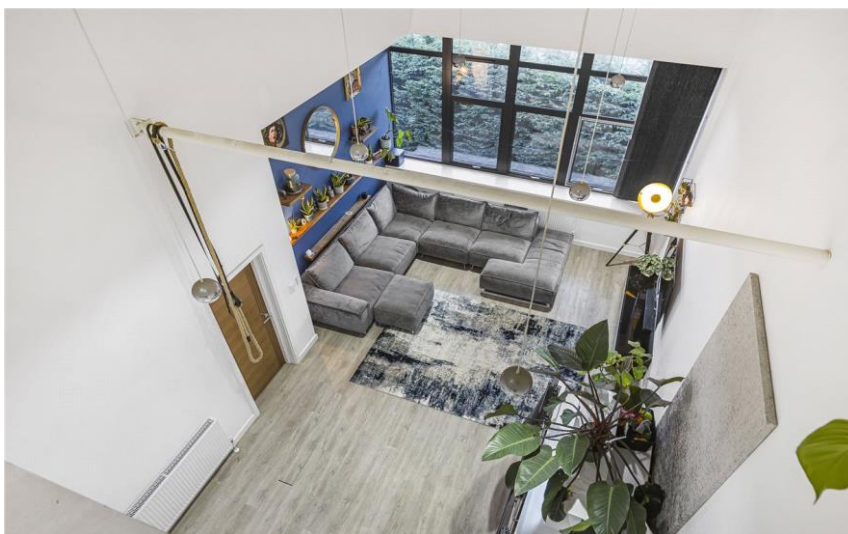
 **EPC Band TBA**

Council Tax Band: C
£1,941.47 Apr 24/Mar 25

Leasehold: 150 years from 25/3/2014.
Ground Rent: £250 pa
Service Charge: £3,320 pa

**Offers in excess of
£400,000 Leasehold**

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A stunning two bedroom two bathroom duplex apartment, offering an abundance of living space, a convenient location for town centre access and two allocated parking spaces.

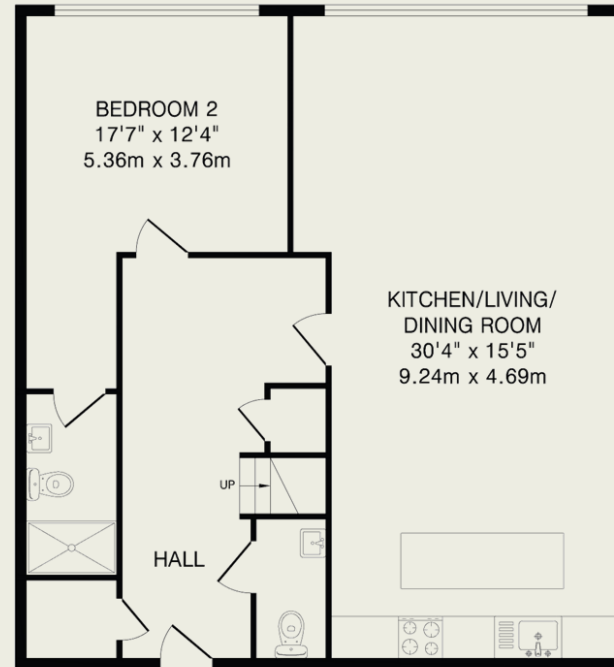
Description

Step into luxury with this exceptional two-bedroom duplex apartment that's sure to impress. Featuring a stunning vaulted ceiling in the expansive open-plan living area, this home combines style and space effortlessly. The master bedroom, perched on a mezzanine floor, offers a striking view over the lounge through a sleek glass-panel balustrade balcony. Flooded with natural light from floor-to-ceiling windows and boasting exceptionally high ceilings, this modern apartment exudes a sense of openness and sophistication. Both generously sized bedrooms are complemented by en suite bathrooms, with the master suite featuring a four-piece design, complete with a double-width shower and separate bathtub for ultimate relaxation. Convenience meets practicality with two allocated parking spaces, making this property as functional as it is elegant.

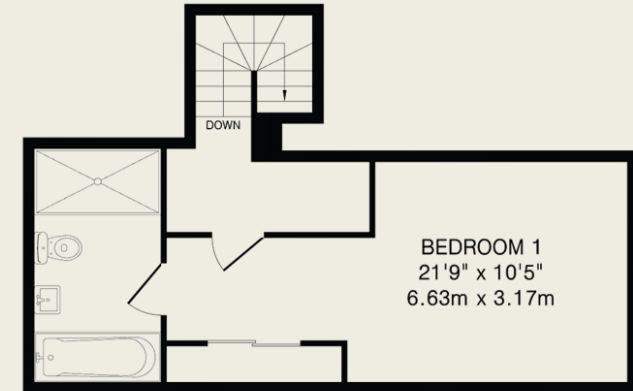
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Location

Nearby Welwyn Garden City town centre



Ground Floor
848 sq.ft.(78.8 sq.m)approx.



First Floor
329 sq.ft.(30.6 sq.m)approx.

TOTAL FLOOR AREA: 1177 sq.ft.(109.4 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.

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