



Old French Horn Lane,
Hatfield,
Hertfordshire, AL10

 3 Bedrooms

 1 Bathroom

 2 Reception Rooms

 On Street Parking

 Large Plot

 EPC Band E

Council Tax
Band: D – £2,375.60 (2025-2026)

Guide Price
£450,000 Freehold

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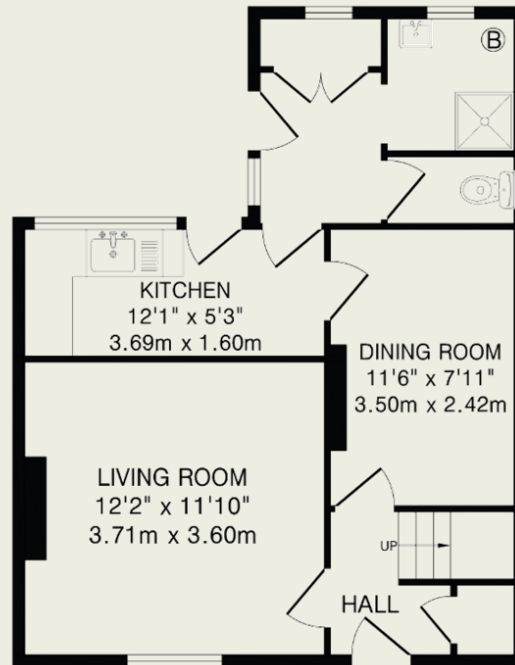
Situated close to mainline rail services and local shops, this period three bedroom semi-detached cottage is in need of full refurbishment and has large side and rear gardens. The property will be sold with covenants limiting alterations and extensions without the prior consent of Gascoyne Estates. Being sold with no onward chain.

Description

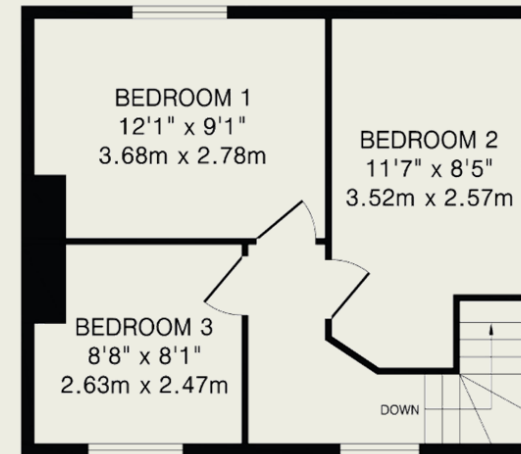
We present a remarkable refurbishment opportunity, a three bedroom semi-detached cottage conveniently nestled near Hatfield town centre. The property boasts a generous ground floor layout featuring a spacious living room complemented by a separate dining room flowing into the kitchen, offering excellent potential for a modern open-plan design. The ground floor also encompasses a shower room and separate WC, accompanied by practical storage space and a lobby for added convenience. Ascending upstairs, you'll find three well-proportioned bedrooms, providing ample space for comfortable living arrangements. The property sits on an enviable plot, encompassing a sizable rear garden, and offers the possibility of expansion and extension, subject to the consent of Gascoyne Estates. Being sold with no onward chain, this property presents an ideal canvas for those seeking to create their dream home within a coveted location.

Location

Old French Horn Lane is a quiet street within walking distance of Hatfield mainline railway station, Old Hatfield and the Galleria Shopping Centre, which boasts a cinema and a variety of shops and restaurants. Independent shops, restaurants and traditional public houses are all within walking distance. Also within walking distance is Hatfield House - a Jacobean country house set in the 42-acre Great Park with walks and annual events and festivals



Ground Floor
451 sq.ft.(41.9 sq.m)approx.



First Floor
359 sq.ft.(33.3 sq.m)approx.

TOTAL FLOOR AREA: 805 sq.ft.(74.7 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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