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Maple Grove

Welwyn Garden City, AL7 1NQ

Guide Price £465,000



Council Tax: D



Nestled in the charming area of Maple Grove, Welwyn Garden City, this delightful end-terrace home presents an excellent opportunity for families and first-time buyers alike. The property boasts three well-proportioned bedrooms, providing ample space for relaxation and personalisation. The downstairs reception room offers a warm and inviting atmosphere, perfect for entertaining guests or enjoying quiet evenings at home. Welwyn Garden City is renowned for its beautiful parks, excellent schools, and vibrant community spirit, making it an ideal location for families. The area is well-connected, with convenient transport links to London and surrounding towns, ensuring that both work and leisure are easily accessible.



Entrance Hallway

Downstairs W/C

Kitchen

8'0" x 8'9" (2.44m x 2.67m)

Utility Room

4'0" x 4'2" (1.22m x 1.27m)

Lounge

12'0" x 10'8" (3.66m x 3.25m)

Dining Area

10'5" x 8'10" (3.18m x 2.69m)

First Floor

Bedroom One

12'7" x 10'8" (3.84m x 3.25m)

Bedroom Two

10'8" x 9'11" (3.25m x 3.02m)

Bedroom Three

8'10" x 8'6" (2.69m x 2.59m)

Wet Room

7'0" x 5'2" (2.13m x 1.57m)

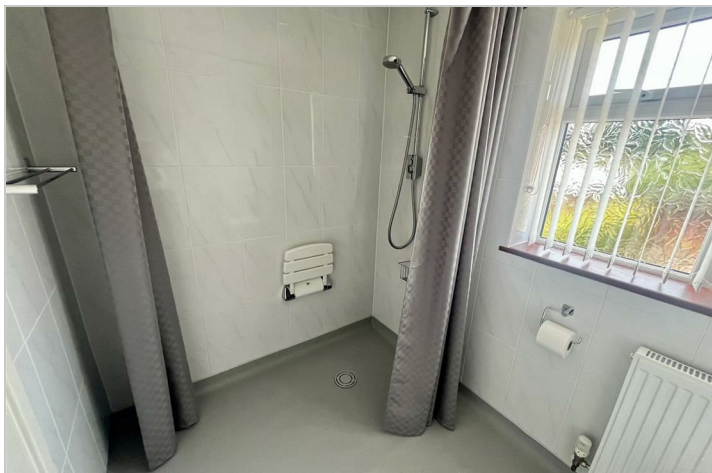
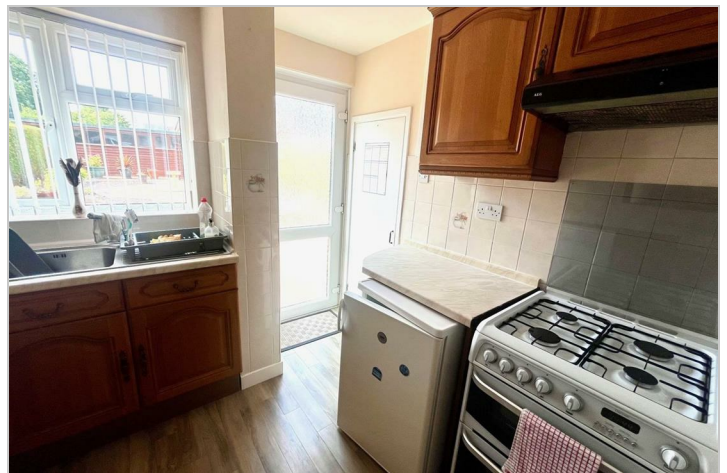
Outside

Front Garden

Enclosed Rear Garden

Double Garages

- Fantastic well presented rear garden
- Set on a generous plot providing an opportunity to extend (subject to planning consents)
- Double garage with personal access to the rear garden
- Offered chain free
- Well cared for throughout
- Three double bedrooms
- Popular location, Walking distance to local amenities



Road Map



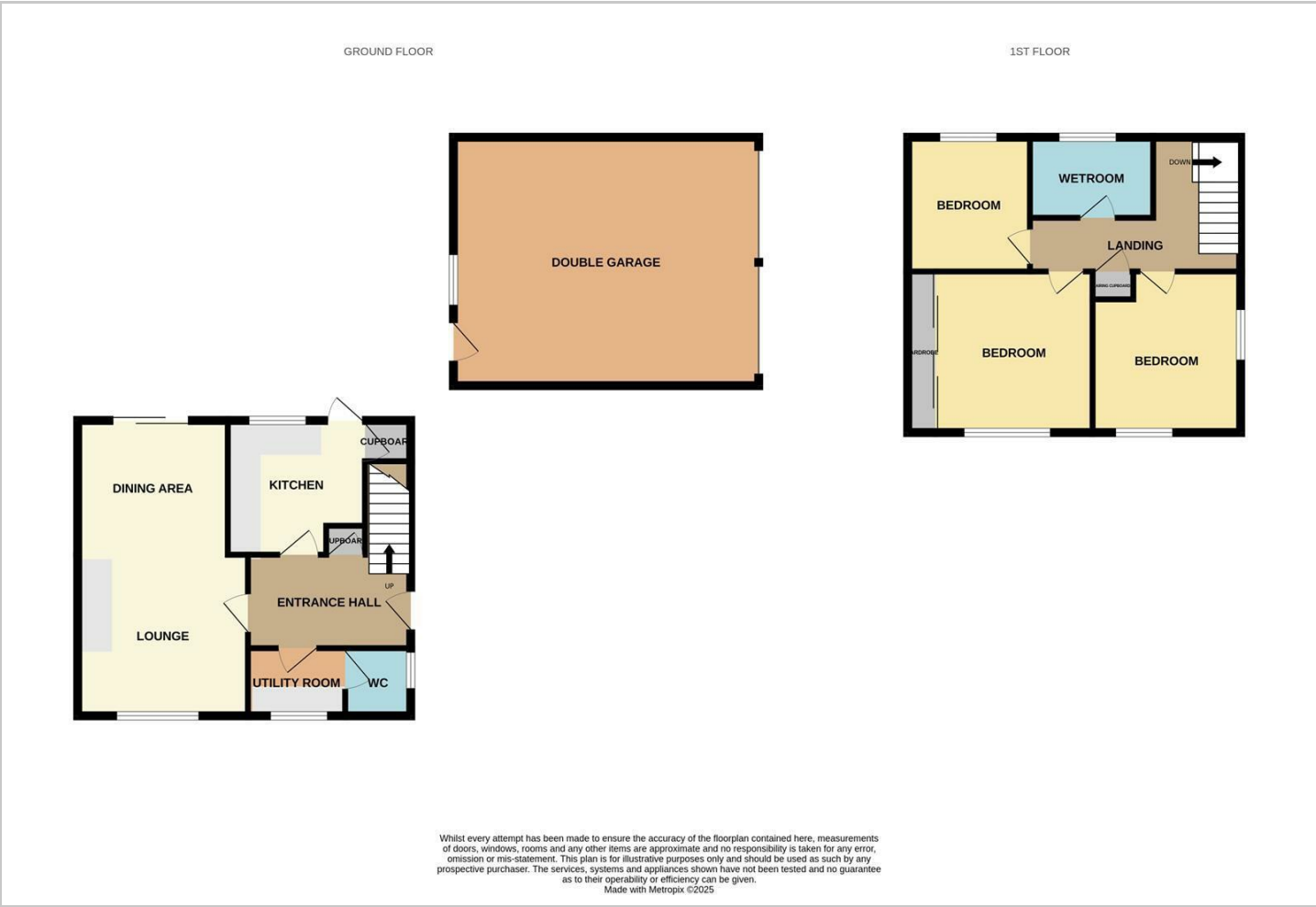
Hybrid Map



Terrain Map



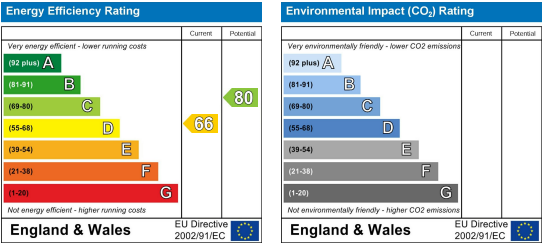
Floor Plan



Viewing

Please contact our Stevenage Sales Office on 01438 313 393 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.