



Connells

Armour Rise
Hitchin



Property Description

This two bedroom terraced property is beautifully presented throughout with a modern fitted kitchen/diner, large lounge with double glazed bay window, modern tiled family bathroom and good sized bedrooms. There is a large rear garden laid to lawn with Trex decked seating areas. The property benefits further from double glazing, gas central heating, a garage and off-street parking.

With its close proximity to Hitchin town centre, train station and local amenities this property is an ideal first-time purchase and would be perfect for a commuter.

Ground Floor

Lounge

13' 4" x 13' 2" (4.06m x 4.01m)

Double glazed Origin door and window fitted with Hillary's shutters to front, TV point, wooden floor and radiator.

Kitchen Diner

13' 4" x 9' 5" (4.06m x 2.87m)

A fully fitted double glazed window and door to rear aspect, a range of wall and base units, work surfaces with tiled splashback, electric oven, hob with cooker hood over, integrated dishwasher and washing machine, space for fridge freezer, wooden flooring and radiator.

First Floor

Landing

Storage cupboard and loft access.

Bedroom One

11' 4" into wardrobe x 10' 1" (3.45m into wardrobe x 3.07m)

Two double glazed windows to front aspect, built-in wardrobe and radiator.

Bedroom Two

11' 4" into wardrobe x 10' 1" (3.45m into wardrobe x 3.07m)

Two double glazed windows to front aspect, built-in wardrobe and radiator.

Bathroom

Double glazed window to rear aspect, wash hand basin with a feature mixer tap, bath with rainfall shower and glass screen, WC and heated towel rail.

Outside

Front Garden

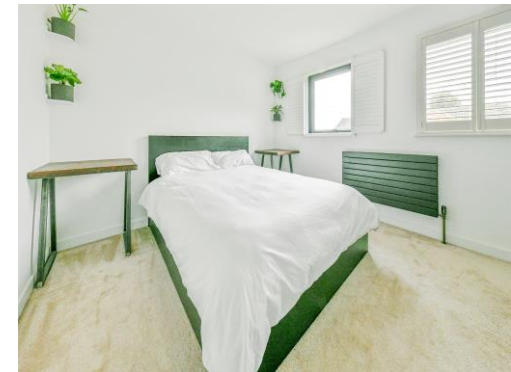
Pathway leading to house and shrubs.

Rear Garden

Mostly lawned rear garden with decked area and shrubs to borders.

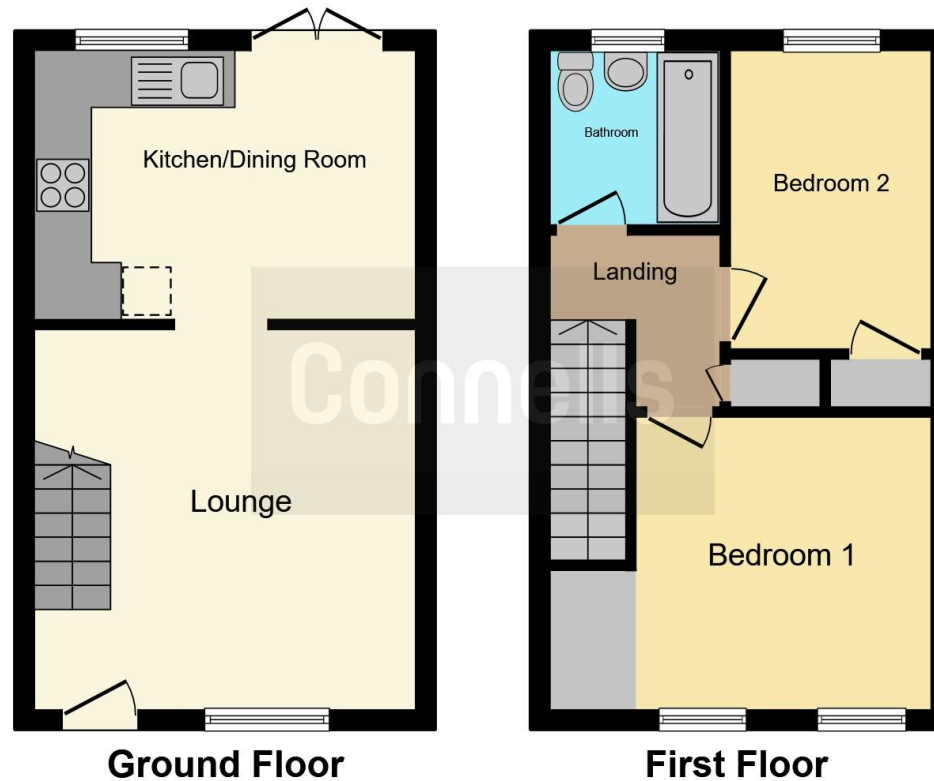
Garage

Single garage with allocated space in front.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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EPC Rating: Awaited

Tenure: Freehold

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