



Connells

The Commons  
Welwyn Garden City



### Property Description

A lovely three bedroom semi-detached family home, situated in the popular area of the Commons. This spacious home comprises of three bedrooms, bathroom and a good sized kitchen with the potential to extend STPP. Externally the property has a front and rear garden, along with a garage for extra parking or storage space and offered chain free.

Welwyn Garden City is located in Hertfordshire and was the second Garden City in England. The town offers a wide range of amenities and shops including John Lewis Department store, The Howard shopping centre and Waitrose. The Mainline Rail Station has direct routes to London Kings Cross (In less than 30 minutes) and the Town also has great access to the A1(M).

### Lounge

19' 8" x 9' 11" ( 5.99m x 3.02m )

Fitted carpet, sliding door to rear and radiator

### Kitchen

15' 9" x 9' 5" ( 4.80m x 2.87m )

Tiled floor, oven gas hob, tiled splash backs, stainless steel sink with mixer taps and drainer. radiator to the side and space for washing machine.

### Landing

13' 11" x 9' 8" ( 4.24m x 2.95m )

airing cupboard and access to loft

### Bedroom One

13' 11" x 9' 8" ( 4.24m x 2.95m )

Radiator and built in wardrobe

### Bedroom Two

12' x 9' ( 3.66m x 2.74m )

Radiator and built in wardrobe

### Bedroom Three

9' 9" x 9' 6" ( 2.97m x 2.90m )

Fitted carpet and radiator

### Bathroom

Mixer taps, panel bath worth electric shower and storage heater.

### Front Garden

Patio block paved, gated entrance to path

### Rear Garden

Large patio seating area, mostly laid to lawn, room for a shed and gated access to nature reserve.

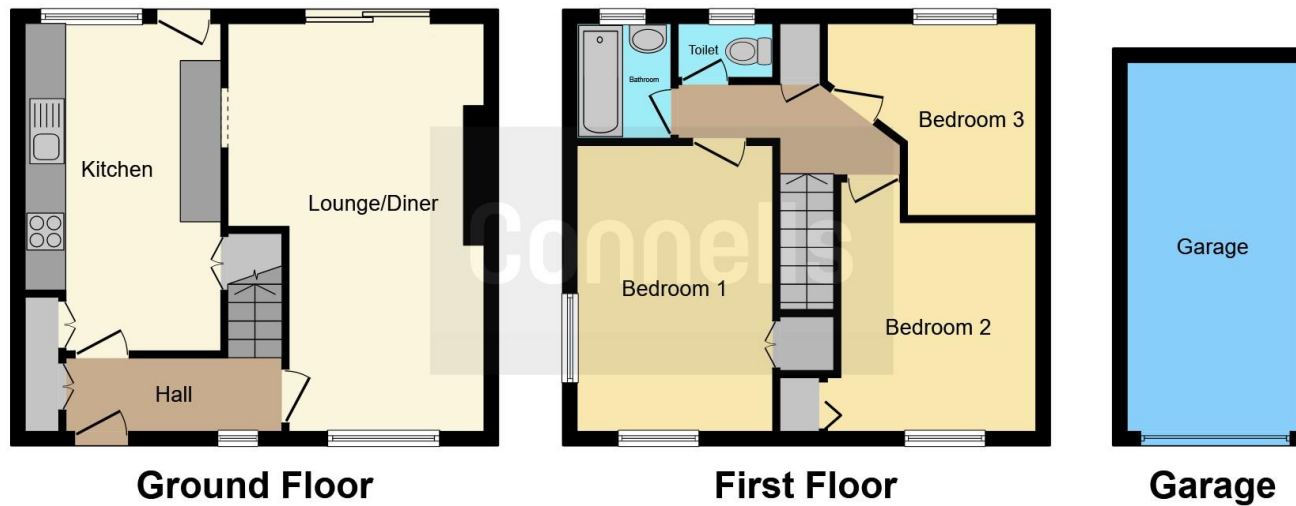
### Garage

Extra parking/storage space









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**EPC Rating: Awaited**

Tenure: Freehold

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