



Connells

Jacobs Ladder
HATFIELD



Property Description

Connells are proud to present this one-bedroom top floor flat in Old Hatfield. The property benefits from a double bedroom, little front garden/balcony area and residence parking.

In the desirable area of Old Hatfield, this property is close to local amenities, the train station with direct links to London, and the local Hatfield House. CALL TO BOOK YOUR VIEWING

Entrance Hall

Loft access, large storage area in loft of 20.9" by 30.9". Double glazed door. Radiator. Storage cupboard with shelving, Double glazed window to side.

Lounge

11' x 14' 10" (3.35m x 4.52m)

Double glazed window to the front and to the rear. Radiator, TV point, Telephone point,

Kitchen

8' 10" x 9' 9" (2.69m x 2.97m)

Room for fridge freezer, washing machine, electric oven. Combi boiler - 4 years old. Double glazed window to the front. High- and low-level cupboards. Pantry. Radiator. Room for small dining table.

Bedroom 1

12' 1" x 9' 9" (3.68m x 2.97m)

Double glazed window to the front. Fitted wardrobes, Radiator.

Bathroom

Double glazed window to the rear. Basin with storage. Low level WC, Radiator. Rainfall and massage shower, bathtub.

Loft Space

Particle boarded throughout and flat.

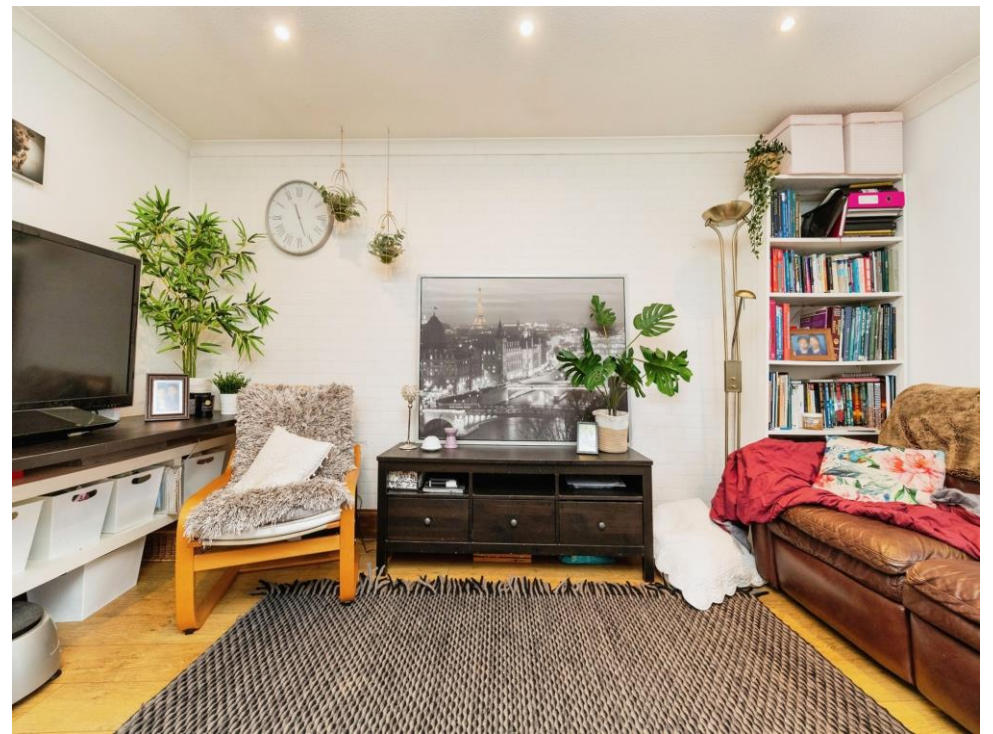
Front Garden

Shared Balcony, own path too door. Astro turf to front.

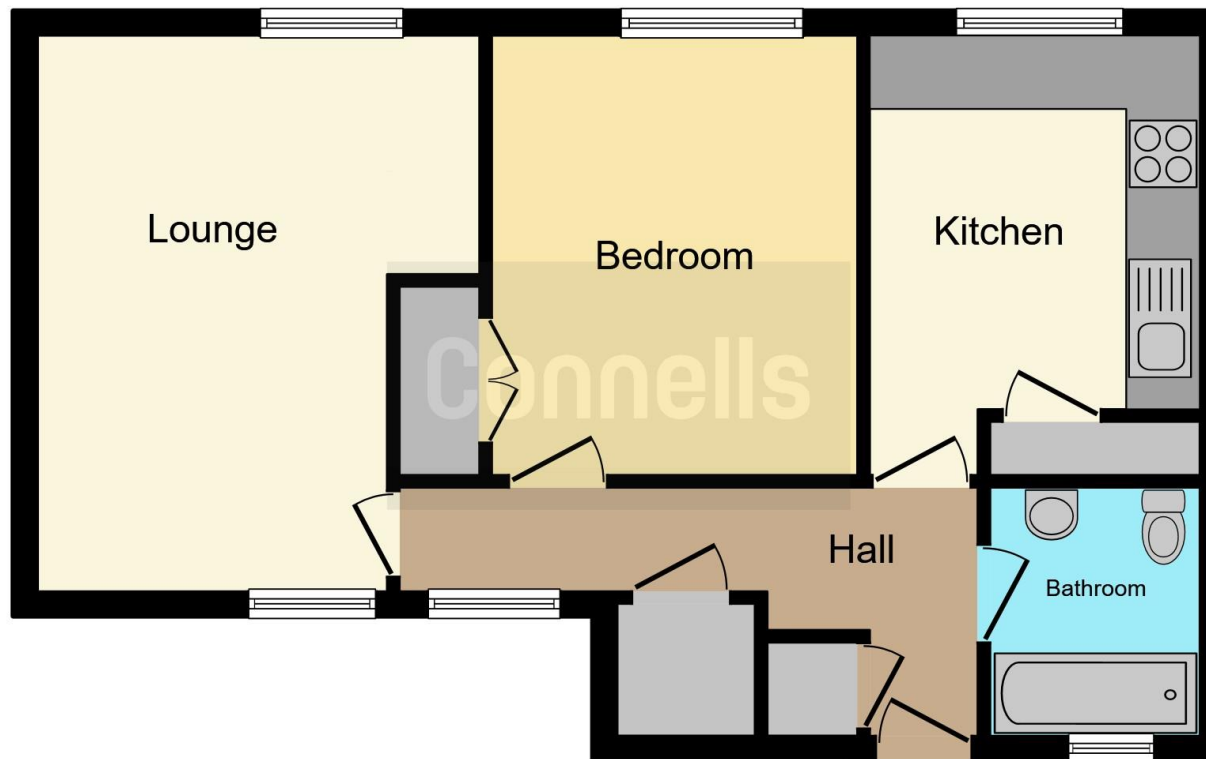
Parking

Residents parking









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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38 Wigmores North
WELWYN GARDEN CITY AL8 6PH

EPC Rating: C Council Tax
Band: C

Service Charge: 540.00 Ground Rent:
10.00

Tenure: Leasehold

view this property online connells.co.uk/Property/WWY306894

This is a Leasehold property with details as follows; Term of Lease 125 years from 26 Jun 1989. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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Property Ref: WWY306894 - 0009