



Warren Way, Welwyn AL6 0DN

welcome to

Warren Way, Welwyn

This beautiful four-bedroom home has been renovated to a high standard and is offered to the market CHAIN FREE. This detached house is located in the sought after Hertfordshire village of Digswell, close to Welwyn North Train Station and one of the best state primary schools in Welwyn, there is also easy access to commuter links via the A1M and A414. The spacious ground floor boasts a large open plan kitchen/dining room complete with integrated appliances, centre island and access to a courtyard. The generous size lounge boasts bi-fold doors opening to the rear garden allowing the living space to flow into the garden. In addition, the ground floor offers two bedrooms, an en-suite shower room plus downstairs cloakroom and entry hall. Upstairs has two further bedrooms and four-piece family bathroom with free-standing bath and separate shower cubicle. Externally is a wraparound landscaped garden, driveway for multiple cars and a garage.



Entrance Hall

Double glazed door to front, laminate flooring, radiator.

Cloakroom

Double glazed window to side, laminate flooring, W/C, wash hand basin.

Lounge

7' 7" x 11' (2.31m x 3.35m)

Double glazed window to rear x 2, laminate flooring, radiator x 2, skylight, spotlights, wall lights, bi-fold doors.

Kitchen

12' 2" x 22' 1" (3.71m x 6.73m)

Laminate flooring, sink, radiator, island, electric cooker and hob, island, space for American fridge freezer.

Bedroom One

12' 6" x 10' 5" (3.81m x 3.17m)

Double glazed window to side, carpet, radiator.

En-Suite

Double glazed window to front, tiled flooring, towel rail, spotlights, wash hand basin, W/C, shower cubicle.

Bedroom Two

13' 8" x 10' 6" (4.17m x 3.20m)

Double glazed window to side and rear, carpet, radiator.

Landing

Velux window, spotlights, carpet,

Bedroom Three

9' 7" Max x 21' Max (2.92m Max x 6.40m Max)

Double glazed window to rear and front, carpet, radiator, spotlights, reduced head height.

Bedroom Four

13' 8" x 21' (4.17m x 6.40m)

Double glazed window to front and rear, carpet, spotlights, radiator.



Ground Floor



First Floor

Total floor area 145.6 m² (1,567 sq.ft.) approx

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



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- CHAIN FREE
- Detached
- Four Bedrooms
- Off Street Parking
- Two Bathrooms

Tenure: Freehold EPC Rating: E

guide price

£900,000



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Please note the marker reflects the
postcode not the actual property



Property Ref:
WGN108530 - 0004

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