



Appletree Way, Welwyn Garden City AL7 2FE

welcome to

Appletree Way, Welwyn Garden City

A beautifully presented CHAIN FREE two bedroom ground floor apartment ideally placed close to a range of local amenities including Moors Walk parade of shops where there is a doctor's surgery, Tesco express, pharmacy, post office, hair salon, beauticians and food take away restaurants. The property offers entrance hall opening into a spacious open plan living/dining/fully fitted kitchen with integrated appliances, two bedrooms and family bathroom. Further benefits include gas central heating, double glazing and one allocated parking space.



Entrance Hall

Carpet, radiator, utility cupboard.

Lounge/ Kitchen/ Dining Room

17' 10" x 16' 3" (5.44m x 4.95m)

Double glazed window to rear x 2, laminate and carpet flooring, integrated washing machine/fridge freezer/gas hob, laminate work surfaces, wall and base units, gas boiler, cupboard, TV point, radiator x 2.

Bedroom One

15' 1" x 10' 10" (4.60m x 3.30m)

Double glazed window to side, carpet, radiator.

Bedroom Two

15' 7" x 8' 4" (4.75m x 2.54m)

Double glazed window to rear, carpet, radiator.

Bathroom

Laminate flooring, shower over bath, W/C, wash hand basin, part tile walls, heated towel rail.

Bedroom One

15' 1" x 10' 10" (4.60m x 3.30m)

Double glazed window to side, carpet, radiator.



Total floor area 69.1 m² (743 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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Appletree Way, Welwyn Garden City

- CHAIN FREE
- Two Bedroom Apartment
- Ground Floor
- One Allocated Parking Space
- Open Plan Living/Dining/Kitchen

Tenure: Leasehold EPC Rating: B

guide price

£250,000



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This is a Leasehold property with details as follows; Term of Lease 99 years from 25 Dec 2015. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Property Ref:
WGN108642 - 0003

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Please note the marker reflects the
postcode not the actual property