

FREEHOLD



House - Semi-Detached (EPC Rating: C)

**12 HEATHCLIFF AVENUE, FAIRFIELD, HITCHIN,  
HERTS, SG5 4EY**

**Price Guide**

**£495,000**

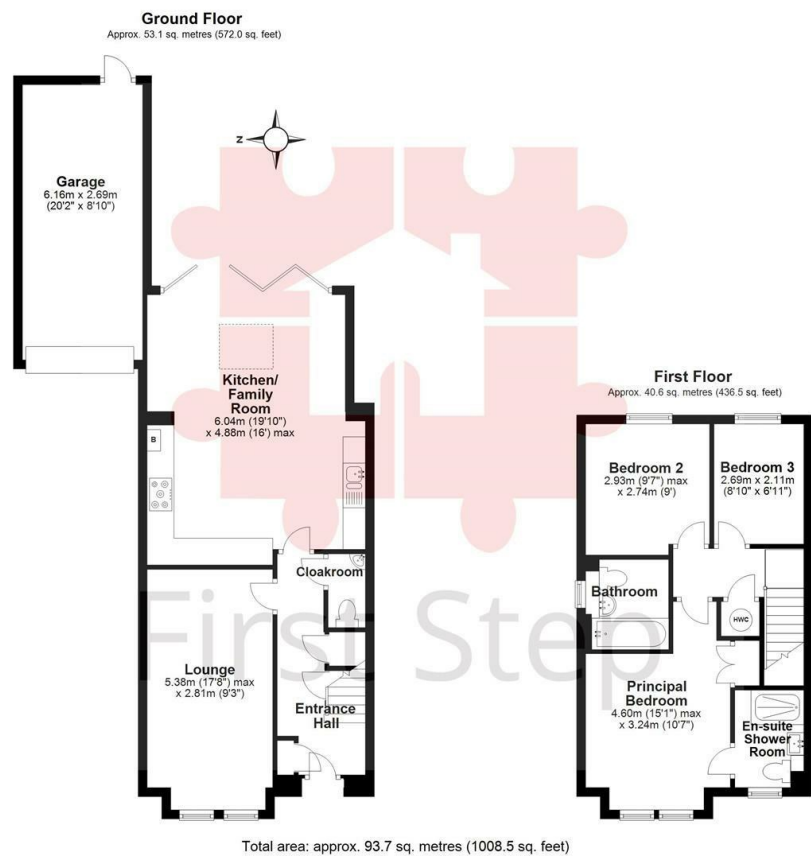


First Step



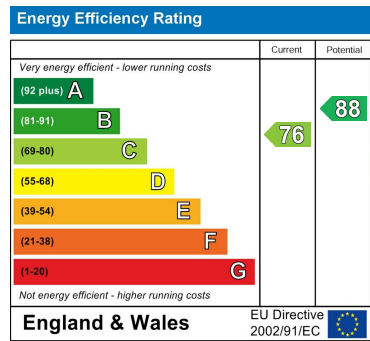
# 3 Bedroom House - Semi-Detached located in Fairfield, Hitchin

PEACEFUL PERIMETER Location... EXTENDED ENTERTAINING living accommodation... HOME OFFICE in garage... BI-FOLD DOORS to SECLUDED Garden... EN-SUITE... 3 GOOD SIZED bedrooms... GARAGE Plus Driveway Parking for 2 cars...



Council Tax Band  
**D**  
Energy Performance Graph

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.