



5a Burleigh Mead, Hatfield – AL9 5ED

£600,000 Freehold

MODERN DETACHED FAMILY HOME • THREE BEDROOMS • DOUBLE ASPECT LOUNGE • DOUBLE ASPECT DINING ROOM •
MODERN FITTED KITCHEN • CLOAKROOM • ENSUITE SHOWER & FAMILY BATHROOM • SHORT UPPER CHAIN • FREEHOLD
• EPC RATING – B

KINGS
SALES LETTINGS MANAGEMENT



This modern detached family home built in 2018 occupies a prime location at the end of an extremely and rarely available cul de sac. The property benefits from entrance hall, guest cloakroom, double aspect lounge with patio doors opening onto rear garden and decked area, double aspect dining room with patio doors opening onto side patio area, modern high gloss fitted kitchen with integrated appliances, double aspect main bedroom with ensuite shower room, two further bedrooms, family bath/shower room, double glazing, gas central heating, high ceilings, enclosed rear garden, ample off street car parking. Hatfield has a selection shops and super markets, schools and is situated with a main line railway station providing easy access into London Kings Cross and excellent road link north and south via the A1 motorway.

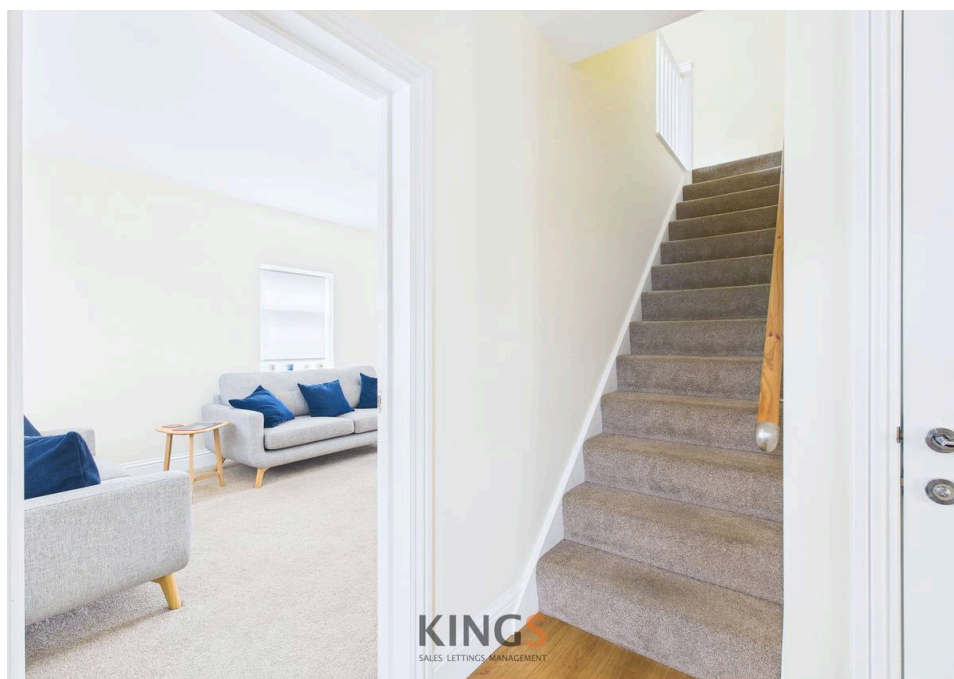


Council Tax band: TBD

Tenure: Freehold

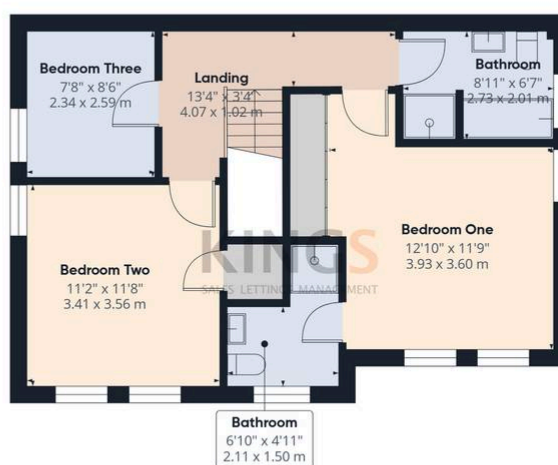
EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating:
B





Ground Floor



Floor 1

Approximate total area⁽¹⁾
1137 ft²
105.6 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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