

Alexander Bond & Company

Estate Agents | Property Management



26 Priory View, Little Wymondley, SG4 7HG

Guide Price £435,000



2



1



1



C



26 Priory View

Little Wymondley, SG4 7HG

- Sought-After Village Location in a Quiet Residential Setting
- Well-Proportioned Two-Bedroom Semi-Detached Bungalow
- Well-Appointed Kitchen
- Bathroom with Shower Over Bath
- Attractive South-Facing Rear Garden
- Within Walking Distance of the Local Primary School
- Spacious Lounge with Separate Dining Area
- Useful Utility Room Providing Additional Storage
- Private Driveway Providing Off-Road Parking
- Solar Panels Enhancing Energy Efficiency

****CHAIN FREE****

A spacious and well-presented two-bedroom bungalow situated in the sought-after village of Little Wymondley, Hitchin, offering generous single-storey accommodation, off-road parking, a conservatory, and an attractive rear garden.

Extending to approximately 93.7 sq. metres (1,008.8 sq. feet), the property offers a well-balanced and practical layout throughout. Upon entering, the welcoming hallway provides access to the two bedrooms, bathroom, and main living area. The principal bedroom is a generous double room benefiting from a range of fitted wardrobes, while the second bedroom also features built-in storage and would make an ideal guest bedroom, home office, or hobby room.

The spacious lounge provides an excellent space and flows into the separate dining room, creating a sociable living environment with pleasant views over the rear garden. The kitchen is fitted with a range of wall and base units, ample worktop space, tiled splashbacks, and room for appliances. Adjoining the kitchen is a useful utility room, providing additional storage, practicality, and access to the side of the property. The conservatory is accessed directly from the kitchen and offers a bright and versatile additional reception space, enjoying attractive views over the garden and creating an ideal spot to relax throughout the year. The bathroom is fitted with a panel-enclosed bath with shower over, WC, and wash hand basin.

Externally, the property benefits from a paved driveway providing off-road parking to the front. To the rear, the private garden offers a delightful outdoor space with a patio seating area, well-maintained lawn, established planting, and mature boundary hedging, creating a pleasant setting.





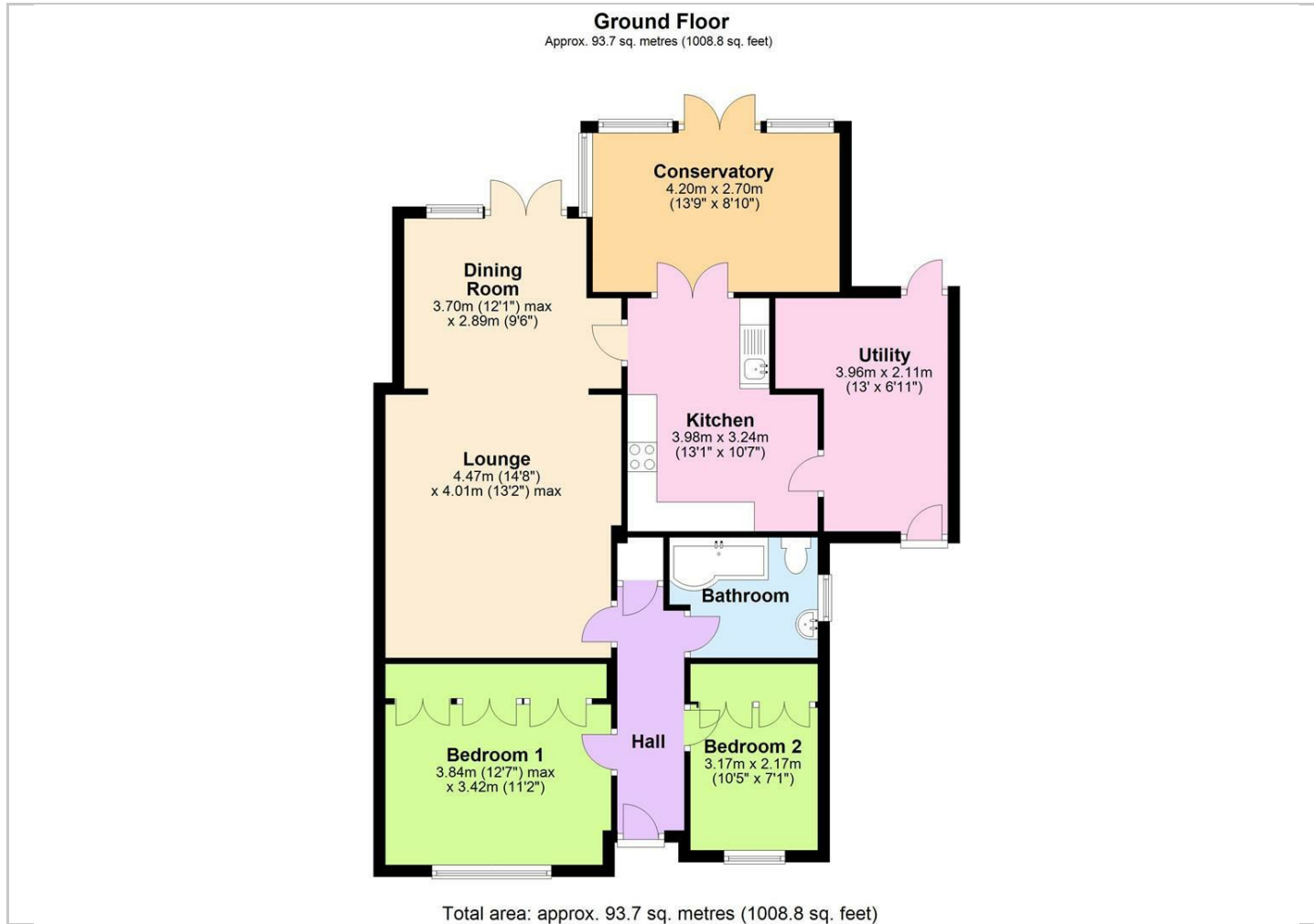
Directions

Little Wymondley, a desirable village near the historic market town of Hitchin, offers an array of shops and restaurants, along with a train station providing regular service to King's Cross. Moreover, there are connections to Cambridge and the North via Peterborough. Little Wymondley enjoys convenient road access, located just off the A1 and approximately 30 minutes from Junction 23 of the M25. Access to the M1 North can be facilitated via the A505, and Luton Airport is roughly a 20-minute drive away. Hitchin boasts a selection of highly regarded schools, with both boys' and girls' schools achieving 'Outstanding' OFSTED reports.





Floor Plans



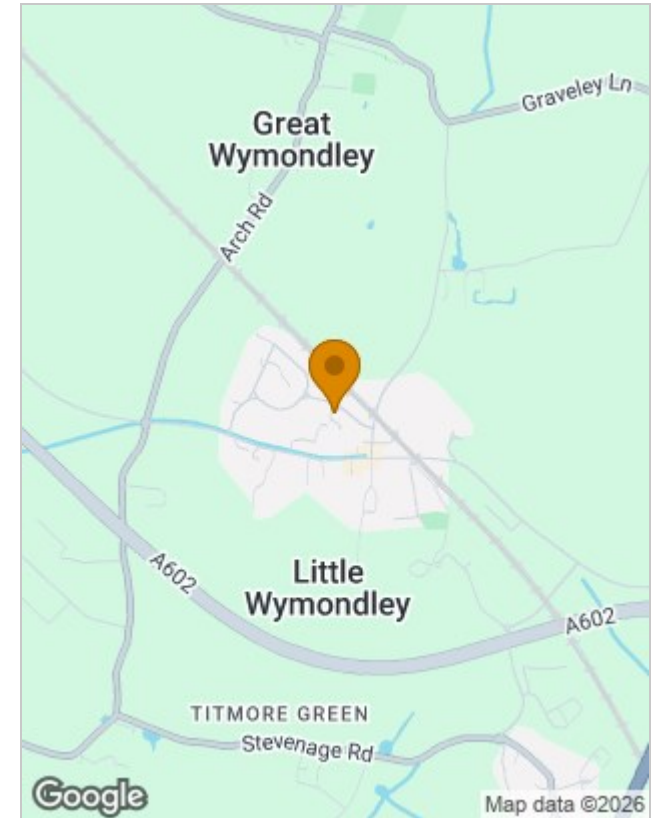
Viewing

Please contact our Alexander Bond & Co Office on 01438 811511 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

The Old Estate Office, Pondcroft Road, Knebworth, Hertfordshire, SG3 6DB
Tel: 01438 811511 Email: sales@abcproperties.co.uk <https://www.abcproperties.co.uk>

Location Map



Energy Performance Graph

