



**Longlands Road, Welwyn Garden City AL7 3QB**

**welcome to**

## **Longlands Road, Welwyn Garden City**

This three-bedroom semi-detached home is ideally positioned close to a wide range of local amenities, including shops, schools, and convenient bus routes. It is also just a short walk from the town centre and Welwyn Garden City mainline train station, which offers direct links into London—perfect for commuters. Excellent road connections via the A414, A1(M), and M25 further enhance the property's appeal for both professionals and families.

The ground floor features a welcoming entrance with a downstairs cloakroom, a comfortable living room, a separate dining room, and a fully fitted kitchen. A bright conservatory to the rear provides additional living space and enjoys views over the garden, creating a versatile area for relaxing or entertaining. Upstairs, the property offers two dual-aspect double bedrooms, a further single bedroom, and a well-appointed family bathroom. Additional benefits include double glazing throughout, gas central heating, and a driveway providing off-street parking. This well-located home presents an excellent opportunity for buyers seeking both convenience and comfortable living in a popular and well-connected area.



### Cloakroom

Tiled flooring, W/C, wash hand basin, radiator.

### Lounge

Double glazed window, wooden flooring, radiator, gas fireplace.

### Dining Room

Double glazed window to front, radiator, spotlights.

### Kitchen

Back door to garden, tiled flooring, radiator, electric oven, induction hob, integrated fridge/freezer/dishwasher/washer/dryer.

### Conservatory

Tiled flooring, pantry cupboard.

### Bedroom One

Dual aspect double glazed windows, carpet, built in wardrobe, storage cupboard.

### Bedroom Two

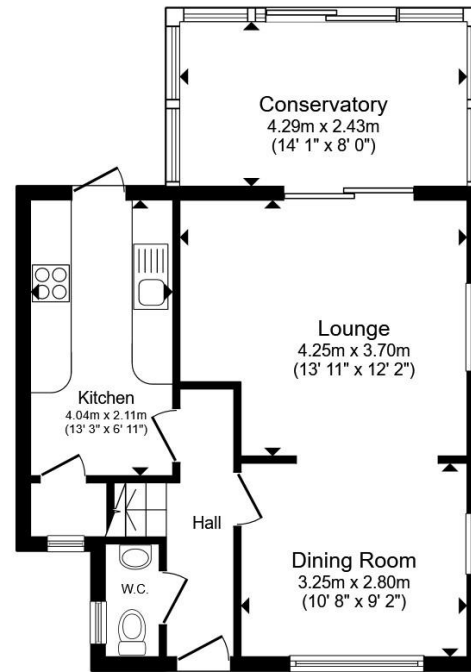
Dual aspect double glazed windows, carpet, radiator.

### Bedroom Three

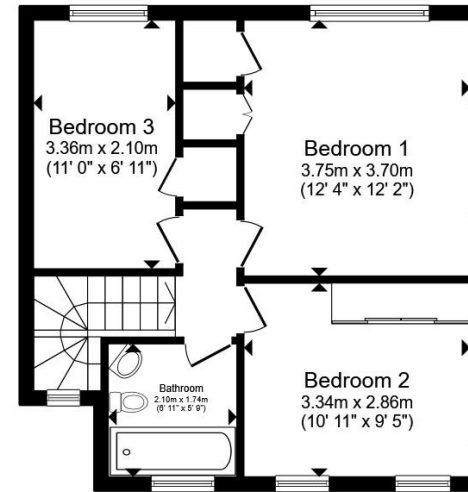
Double glazed window to rear, carpet, radiator, storage cupboard.

### Bathroom

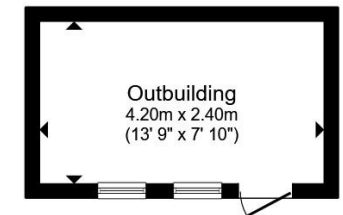
Tiled flooring, bath with shower over, wash hand basin, W/C, heated towel rail.



**Ground Floor**



**First Floor**



**Outbuilding**

Total floor area 104.8 m<sup>2</sup> (1,128 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.propertybox.io](http://www.propertybox.io)



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## Longlands Road, Welwyn Garden City

- Three Bedrooms
- Semi-Detached House
- Driveway
- Lounge & Dining Room
- Close to Local Amenities

Tenure: Freehold EPC Rating: D

Council Tax Band: D



guide price

**£475,000**



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Please note the marker reflects the  
postcode not the actual property



Property Ref:  
WGN109615 - 0002

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