



Connells

Dellfield Road
Hatfield



Property Description

Offered for sale chain free is this well presented three bedroom semi detached home, positioned in a quiet no through road just off Briars Lane and within easy reach of the town centre.

The property offers well balanced accommodation throughout and is presented in good condition, making it ready for immediate occupation. It is perfectly suited to families looking for a peaceful yet convenient location.

A particular feature of the home is the previous planning permission granted for a double storey rear and side extension, offering excellent potential to significantly increase the living space and tailor the property to suit individual needs, subject to the relevant consents.

Externally, the property benefits from off street parking and enjoys a quiet residential setting, ideal for family living.

This is a fantastic opportunity to acquire a spacious home with scope to grow, in a highly desirable location. Viewing is highly recommended.

Lounge

13' 11" x 12' 4" (4.24m x 3.76m)

Kitchen

16' 1" x 7' 10" (4.90m x 2.39m)

Bathroom

7' 6" x 6' 9" (2.29m x 2.06m)

Bedroom 1

13' x 10' 10" (3.96m x 3.30m)

En-Suite

4' 2" x 4' 1" (1.27m x 1.24m)

Bedroom 2

10' 10" x 7' 7" (3.30m x 2.31m)

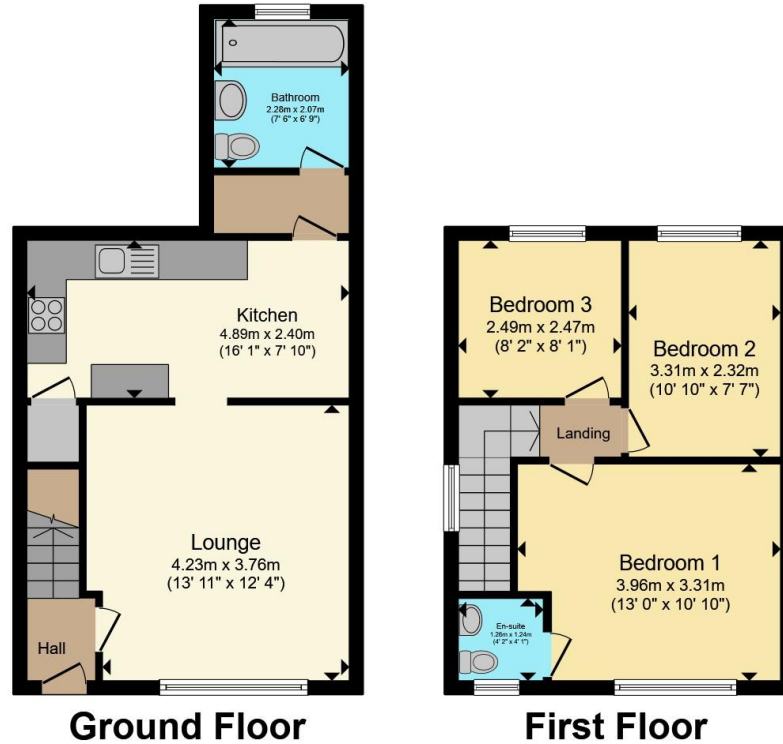
Bedroom 3

8' 2" x 8' 1" (2.49m x 2.46m)









Total floor area 73.0 m² (786 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



To view this property please contact Connells on

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EPC Rating: D Council Tax
Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/WWY307639



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Property Ref: WWY307639 - 0011