



Connells

Victoria Road
Hitchin



Property Description

A rarely available two bedroom first floor apartment situated in this highly sought after central location.

The internal well presented accommodation comprises a lounge with a separate kitchen, two bedrooms and a family bathroom.

Externally are well tended communal grounds and an allocated parking space.

Communal Entrance

Stairs leading to first floor.

Entrance Hall

Door to front, loft access and electric heater.

Lounge

Fully fitted kitchen with double glazed window to front aspect, a range of wall and base units, work surfaces with splashback tiling, electric oven, hob with cooker hood over, stainless steel sink and drainer, plumbing for washing machine, space for fridge/freezer and airing cupboard housing water tank.

Bedroom One

Double glazed window to rear aspect, fitted wardrobe and electric heater.

Bedroom Two

Double glazed window to rear aspect and electric heater.

Bathroom

Fully tiled bathroom with double glazed window to side aspect, wash hand basin, bath with shower over, WC and heated towel rail.

Outside

Communal Grounds

Well tended communal grounds to rear and side.

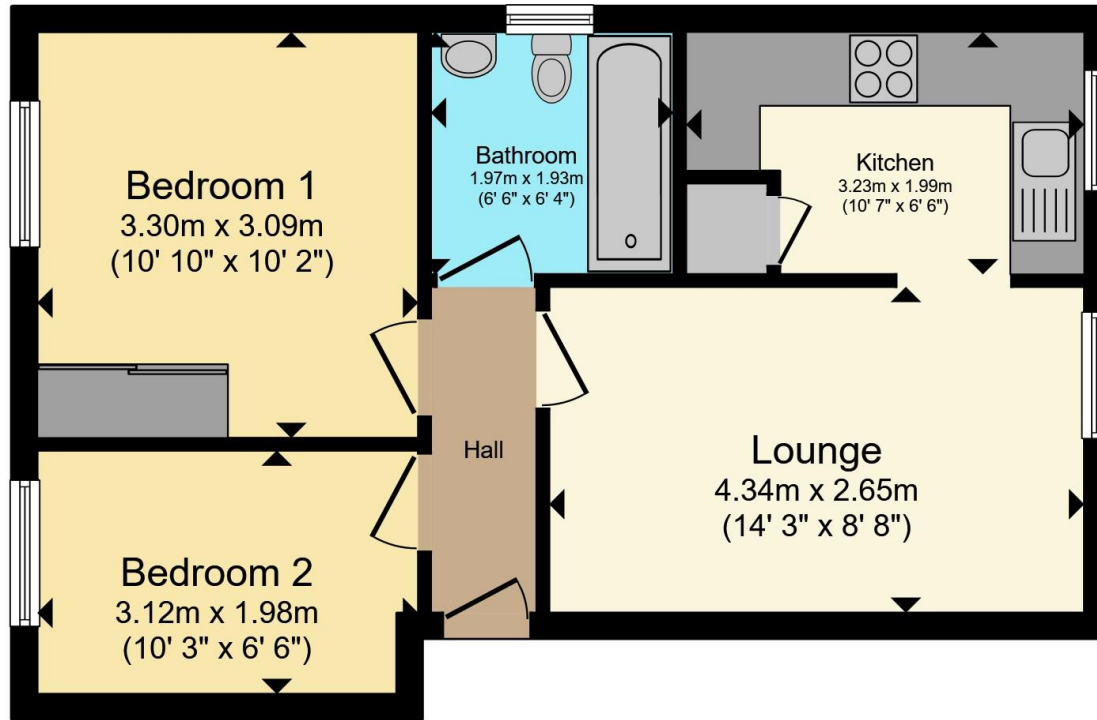
Parking

Allocated parking for one car and visitors spaces.









Total floor area 42.0 m² (452 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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14 High Street
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EPC Rating: D Council Tax Band: B

Service Charge: 600.00 Ground Rent: Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/HIT308341

This is a Leasehold property with details as follows; Term of Lease 189 years from 28 Sep 1991. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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