



Connells
connells.co.uk 01707 322 808
FOR SALE

Connells

Howlands
Welwyn Garden City



Property Description

Connells are proud to present to market, this THREE BEDROOM, CHAIN FREE terraced property which is in a popular residential area of Welwyn Garden City. It boasts of THREE good sized bedrooms, driveway for ONE car and a good sized kitchen with room for dining table. This is also in a good walking distance of the local hospital, Queen Elizabeth II and local amenities.

This property has a great catchment area for Creswick and Commonswood Schools.

THIS IS A MUST SEE PROPERTY!!

CALL TO BOOK YOUR VIEWING TODAY!



Entrance Hall

Radiator and stairs

Lounge

10' 4" x 19' 4" (3.15m x 5.89m)

Double glazed window to the rear with sliding door. Gas fireplace, carpet, TV and telephone points, radiator

Kitchen

11' 5" x 16' 1" (3.48m x 4.90m)

Cupboards at high and low level, gas hob and electric oven, room for fridge freezer, washing machine, radiator, double glazed window to the rear with double glazed door. Vinyl flooring

First Floor

Bedroom 1

10' 9" x 13' 8" (3.28m x 4.17m)

Two double glazed windows to the front. radiator, overstairs storage, carpet.

Bedroom 2

8' 2" x 13' 4" (2.49m x 4.06m)

Double glazed window to the front, radiator, carpet.

Bedroom 3

8' 1" x 10' 6" (2.46m x 3.20m)

Double glazed window to the rear, radiator, carpet.

Bathroom

Frosted double glazed window to the rear, walk in electric shower, basin, Low level W/C,

Rear Garden

Laid to lawn with patio to the front, established shrubs, outside tap, shed and greenhouse.

Parking

One space.









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.focalagent.com

To view this property please contact Connells on

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 WELWYN GARDEN CITY AL8 6PH

EPC Rating: C Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/WWY307104



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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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