



# mather estates

independent agents



**2 Latchmore Court, Brand Street Hitchin, SG5 1HX**

Mather Estates welcomes to the market a modern one bedroom ground floor apartment, ideally located in the sought-after Hitchin Town Centre. The property is accessed via a secure communal gated entrance with security door. Inside, the apartment features a spacious entrance hall with built-in storage, open-plan living/dining area, fitted kitchen complete with integrated appliances, bathroom and double bedroom with a wardrobe.

The apartment is conveniently positioned within walking distance of local amenities and Hitchin train station, making it ideal for

**£1,250 pcm**



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**stevenage | knebworth | hitchin | hatfield**

## SUMMARY

Mather Estates welcomes to the market a modern one bedroom ground floor apartment, ideally located in the sought-after Hitchin Town Centre. The property is accessed via a secure communal gated entrance with security door. Inside, the apartment features a spacious entrance hall with built-in storage, open-plan living/dining area, fitted kitchen complete with integrated appliances, bathroom and double bedroom with a wardrobe.

The apartment is conveniently positioned within walking distance of local amenities and Hitchin train station, making it ideal for commuters.

Initial contract length 12 months minimum. A holding deposit of one weeks rent £288.46 is required upon acceptance of an application, this will be deducted from your first months rent should referencing be successful.

Security deposit total- £1,442.30.

## DISCLAIMER

Disclaimer - Mather Estates Stevenage for themselves and for the Landlord of the property, who as agents they are to give notice that: (a) these particulars are produced in good faith, but are set out as a general guide only and do not constitute any part of a contract; (b) no person in the employment of Mather Estates has any authority to make or give any representation or warranty whatsoever in relation to the property. These details are presented Subject to Contract and Without Prejudice.

Measurements provided are taken from the Agent and must be used as a guide and for any inaccuracies we cannot be accountable for. It is our suggestion you speak to your legal team.

