



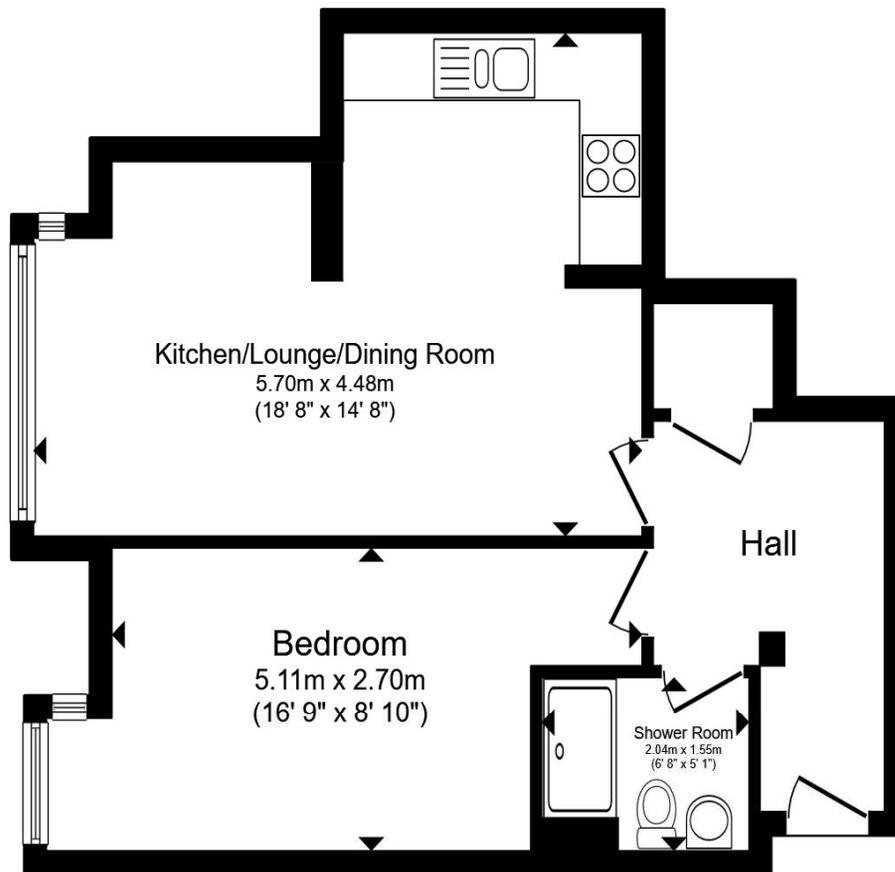
**Latchmore Court, Brand Street, Hitchin SG5 1HX**

**welcome to**

**Latchmore Court Brand Street, Hitchin**

Attention Commuters! This rarely available apartment within the centre of Hitchin Town was converted in 2018 to a high standard throughout, and boasts a short walk to the train station. Featuring a gated entrance & secure entrance to the block, this is ideal for first time buyers or investors!





**Entrance Hall**

**Kitchen/ Lounge/ Diner**

18' 8" x 14' 8" ( 5.69m x 4.47m )

**Bedroom**

16' 9" x 8' 10" ( 5.11m x 2.69m )

**Shower Room**

6' 8" x 5' 1" ( 2.03m x 1.55m )

Total floor area 46.8 m<sup>2</sup> (504 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)



welcome to

## Latchmore Court Brand Street, Hitchin

- 1st Floor Flat
- Walking Distance To Hitchin Train Station
- Gated Access & Secure Entrance
- Ideal Commuter Apartment
- Modern Finish Throughout

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 1644.00

Ground Rent: 350.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Feb 2018. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

**£230,000**



Please note the marker reflects the postcode not the actual property

view this property online [williamhbrown.co.uk/Property/SVG103211](http://williamhbrown.co.uk/Property/SVG103211)



Property Ref:  
SVG103211 - 0004

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



**01438 576650**



[stevenage@williamhbrown.co.uk](mailto:stevenage@williamhbrown.co.uk)



2-4 Market Place, STEVENAGE, Hertfordshire,  
SG1 1DB



[williamhbrown.co.uk](http://williamhbrown.co.uk)