

Connells

Winston House Blossom Drive
Welwyn Garden City

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Welwyn Garden City AL7 1WT

for sale
£96,000







Property Description

This exceptional one-bedroom first floor apartment is situated within the highly sought-after Blossom Drive development, built approximately four years ago and offered for sale on a 40% shared ownership basis.

The property has only ever been used as a secondary base and has been barely lived in, resulting in an immaculate condition throughout, ideal for first-time buyers or those seeking a low-maintenance modern home.

The accommodation comprises a bright and spacious living area, providing a comfortable setting for both relaxing and entertaining. The modern kitchen is well-appointed with a range of contemporary units and integrated appliances.

The property benefits from a generous double bedroom and a notably large bathroom, fitted with modern sanitary ware and finished to a high standard.

Further advantages include approximately six years remaining on the NHBC warranty, offering additional peace of mind to prospective purchasers.

Ideally located, the apartment is within easy reach of the town centre and Shire Park, providing convenient access to a range of shops, amenities, and transport links, making it perfectly suited for commuters.

Kitchen/Diner/Lounge

24' 6" x 11' 1" (7.47m x 3.38m)

Bedroom

12' 1" x 9' (3.68m x 2.74m)

Bathroom

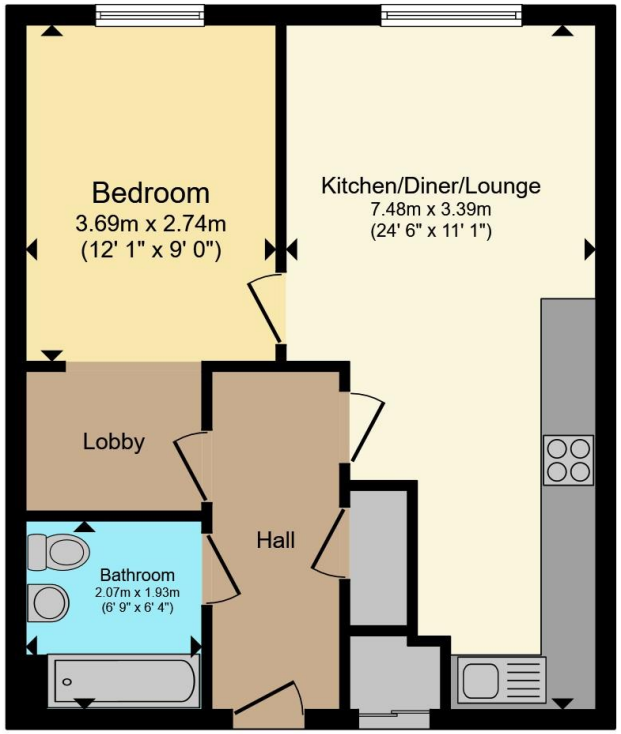
6' 9" x 6' 4" (2.06m x 1.93m)

Buyers Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.











Total floor area 46.7 m² (503 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

Connells

To view this property please contact Connells on

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38 Wigmores North
WELWYN GARDEN CITY AL8 6PH

EPC Rating: B

Council Tax Band: B

Service Charge: 600.00

Ground Rent: Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/WWY307704

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2022. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

The Property Ombudsman

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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 Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.