



Connells

Walnut Grove
Welwyn Garden City

Walnut Grove Welwyn Garden City AL7 4EU

for sale guide price
£440,000



Property Description

GUIDE PRICE £440,000 - £450,000

A CHAIN FREE three-bedroom end-of-terrace home, perfectly positioned on a quiet residential street in a highly sought-after location. This lovely family home has been thoughtfully extended to the rear, offering generous and versatile living space throughout.

To the front, there is ample parking for multiple cars, while the rear boasts a good-sized private garden. Inside, the property offers bright and welcoming accommodation, blending modern comfort with a warm and homely feel.



Situated in a prime position close to local schools, shops, and transport links, this home is perfect for families and commuters alike, combining convenience with peaceful surroundings

Entrance Hall

Stairs, cupboard, frosted double glazed window to the front. Radiator.

Lounge

12' 4" max x 19' 3" (3.76m max x 5.87m)

Double glazed window to the front, TV/ phone point, Radiator, electric fireplace.

Reception Room 2

13' 8" x 14' 2" (4.17m x 4.32m)

Four double glazed windows two to the side, two to the rear, radiator,

Kitchen

15' 8" x 9' 3" (4.78m x 2.82m)

Double glazed window to the rear, cupboards at wall and base level, stainless steel sink and drainer, room for fridge freezer, washing machine and dishwasher, electric oven and hob with extractor overhead. Understairs cupboard.

First Floor

Landing

Boiler housed in airing cupboard, loft access.

Bedroom 1

9' 4" max x 13' 8" (2.84m max x 4.17m)

Double glazed window to the front, fitted wardrobes, radiator, over stairs cupboard.

Bedroom 2

9' 4" max x 12' 5" max (2.84m max x 3.78m max)

Double glazed window to the front, radiator.

Bedroom 3

9' 7" max x 9' 5" max (2.92m max x 2.87m max)

Double glazed window to the rear, radiator.

Bathroom

Double glazed window to the rear, low level w/c, pedestal wash hand basin, Bathtub with electric shower.

Outside

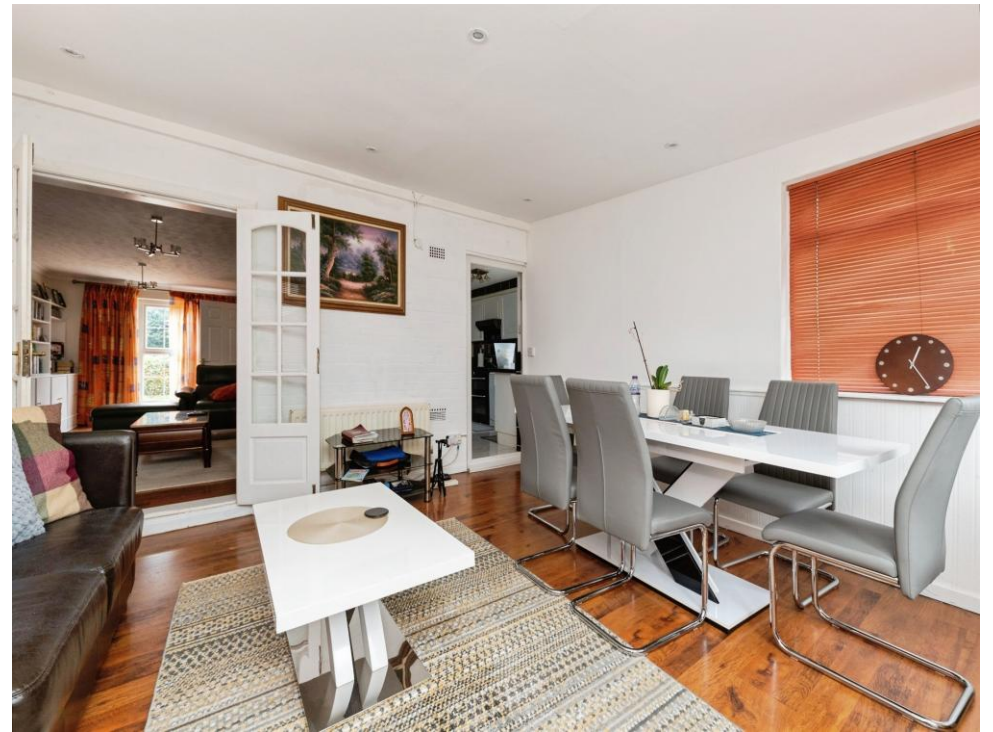
Front Garden

Driveway for three cars

Rear Garden

Paved, laid to lawn with garage and shared access.









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

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EPC Rating: C Council Tax
 Band: C

Tenure: Freehold

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