Whittaker&Co

THE PROPERTY PEOPLE









Plot C Farmhouse Gardens, Nup End

Old Knebworth, SG3 6QJ

This impressive detached residence is one of just three brand new detached homes which are currently under construction by reputable builder Hannah Homes. This beautiful property has a thoughtfully planned living space which incorporates a high end specification from top to bottom.
Notable features include a stunning kitchen by 'Bell Kitchens' and Tasteful sanitaryware by Vado.
PLEASE NOTE: The photos you see are taken of plot B, the room sizes are identical, but kitchens and bathrooms may differ.

Asking price £950,000

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- Just one of three brand new detached properties by reputable builder Hannah Homes.
- Air source heat pump serving underfloor heating the the ground floor and radiators on the first floor
- Bradstone Monksbridge block paving for the front drives
- High end fitted kitchens with Quartz worktops by Bell Kitchens
- Mini Stonewold roof tile in Farmhouse red and Ivanhoe cottage blend brickwork
- Nup End is located at the South Western end of Old Knebworth, bordering the Knebworth House estate
- Generous selection of integrated appliances by Bosch and American style fridge/freezer
- Stunning Vado Bathroom suites all with Vado fittings and porcelain tiles floor to ceiling
- Hitchin Town Centre (6.7 miles), Knebworth Station (1.8 miles), Welwyn Garden City Town Centre (6.4 miles)

GROUND FLOOR

Entrance Hall

Cloakroom

Lounge
16'1 x 12' (4.90m x 3.66m)

Study
9'5 x 9'9 (2.87m x 2.97m)

Kitchen/Dining Room
22'4 x 15'5 (6.81m x 4.70m)

Utility Room
8' x 6'6 (2.44m x 1.98m)

FIRST FLOOR

Landing

Principal Bedroom
12' x 10'11 (3.66m x 3.33m)

En Suite Shower Room

Bedroom Two
16'3 x 9'9 (4.95m x 2.97m)

En Suite Shower Room

Bedroom Three
15'5 x 11'1 (4.70m x 3.38m)

Bedroom Four
11'7 x 10' (3.53m x 3.05m)

Family Bathroom

EXTERNALLY

Garage
22'6 x 9'8 (6.86m x 2.95m)

Off Street Parking

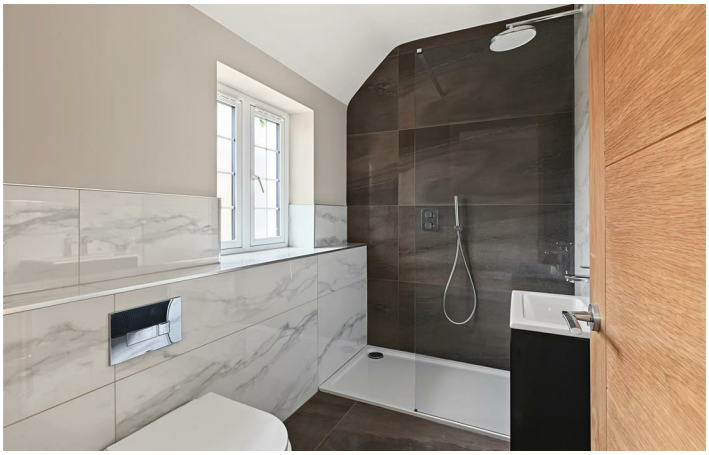
Garden



Directions









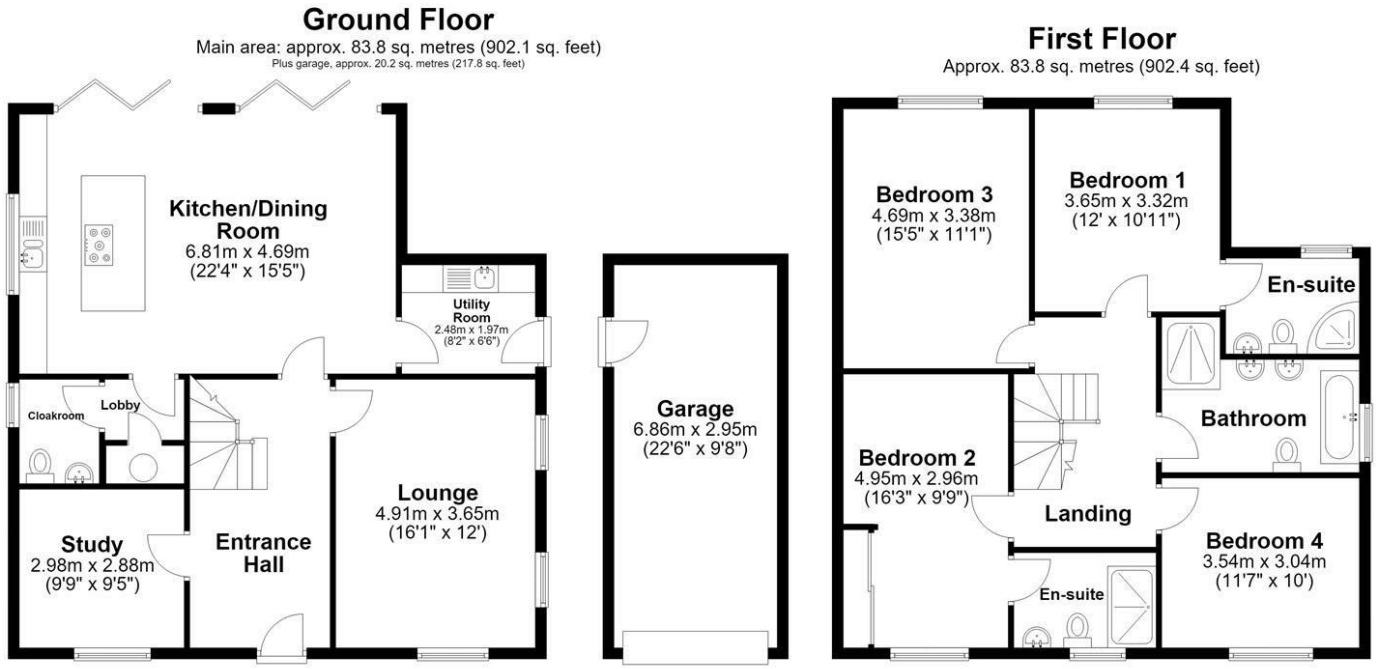








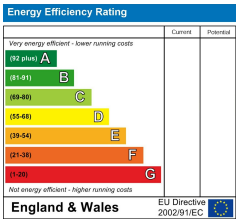
Floor Plan

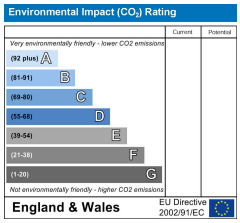


Main area: Approx. 167.6 sq. metres (1804.4 sq. feet)
Plus garage, approx. 20.2 sq. metres (217.8 sq. feet)

Sketch layout only. Not to scale. Plan produced for Whittaker & Co.
Plan produced using PlanUp.

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