



Hawthorn Hill, Letchworth Garden City, Hertfordshire. SG6 4HF





3 Bedroom Detached Bungalow

£475,000 Freehold

Offered to the market CHAIN FREE and situated in a sought-after residential area, this spacious and versatile three-bedroom detached bungalow offers comfortable single-level living with a practical layout, ideal for families, downsizers, or those seeking a peaceful retreat. The property further benefits from having a garage, driveway and enclosed rear garden and is within easy reach of town.

- FREEHOLD
- Chain free
- Three bedrooms
- Detached
- Garage and driveway
- Close to town and mainline station
- Enclosed rear garden and conservatory
- Modernisation potential
- Close to Norton Common
- EPC rating D. Council tax band D

Ground Floor:

Porch:

Tiled floor. Upvc door to front. Internal door to hallway.

Entrance Hall:

Carpet. Radiator. Storage cupboard.

Living Room:

Abt. 11' 9" x 11' 9" (3.58m x 3.58m) Double glazed bay window to front. Two radiators. Carpet. Electric fire with mantle and surround.

Dining Room:

Abt. 9' 5" x 7' 9" (2.87m x 2.36m) Carpet. Radiator. Open plan to kitchen. Upvc door to conservatory. Internal door to bedroom two. Double glazed window to rear.

Kitchen:

Abt. 7' 8" x 12' 8" (2.34m x 3.86m) Lino flooring. Worktops with a range of wall and base mounted units. Double glazed window to side. Tiled walls. Space for appliances. Opening through to dining room.

Conservatory:

Abt. 7' 1" x 10' 8" (2.16m x 3.25m) Part brick built. Double glazed windows and door to garden. Carpet.

Bedroom One:

Abt. 11' 3" x 11' 9" (3.43m x 3.58m) Carpet. Radiator. Double glazed window to rear. Built-in wardrobes.

Bedroom Two:

Abt. 9' 6" x 8' 4" (2.90m x 2.54m) Carpet. Radiator. Double glazed window to rear.

Bedroom Three:

Abt. 6' 8" x 7' 9" (2.03m x 2.36m) Carpet. Radiator. Double glazed window to front. Partition walls to accommodate WC but easily converted back to full size room.

Cloakroom:

Carpet. WC. Wash basin.

Bathroom:

Carpet. Radiator. WC. Wash basin. Bath with mixer taps and wall mounted electric shower. Double glazed window to side.

Outside:**Front Garden:**

Hedging to front. Raised beds. Pathway to front door. Driveway and access to garage.

Rear Garden:

Mostly laid to lawn and enclosed with fencing. Patio space and established planted borders. Gated side access.

Garage:

Abt. 13' 0" x 8' 0" (3.96m x 2.44m) Brick built with workshop to rear and up and over door. Attached to property.

Additional Information:**Agents Note:**

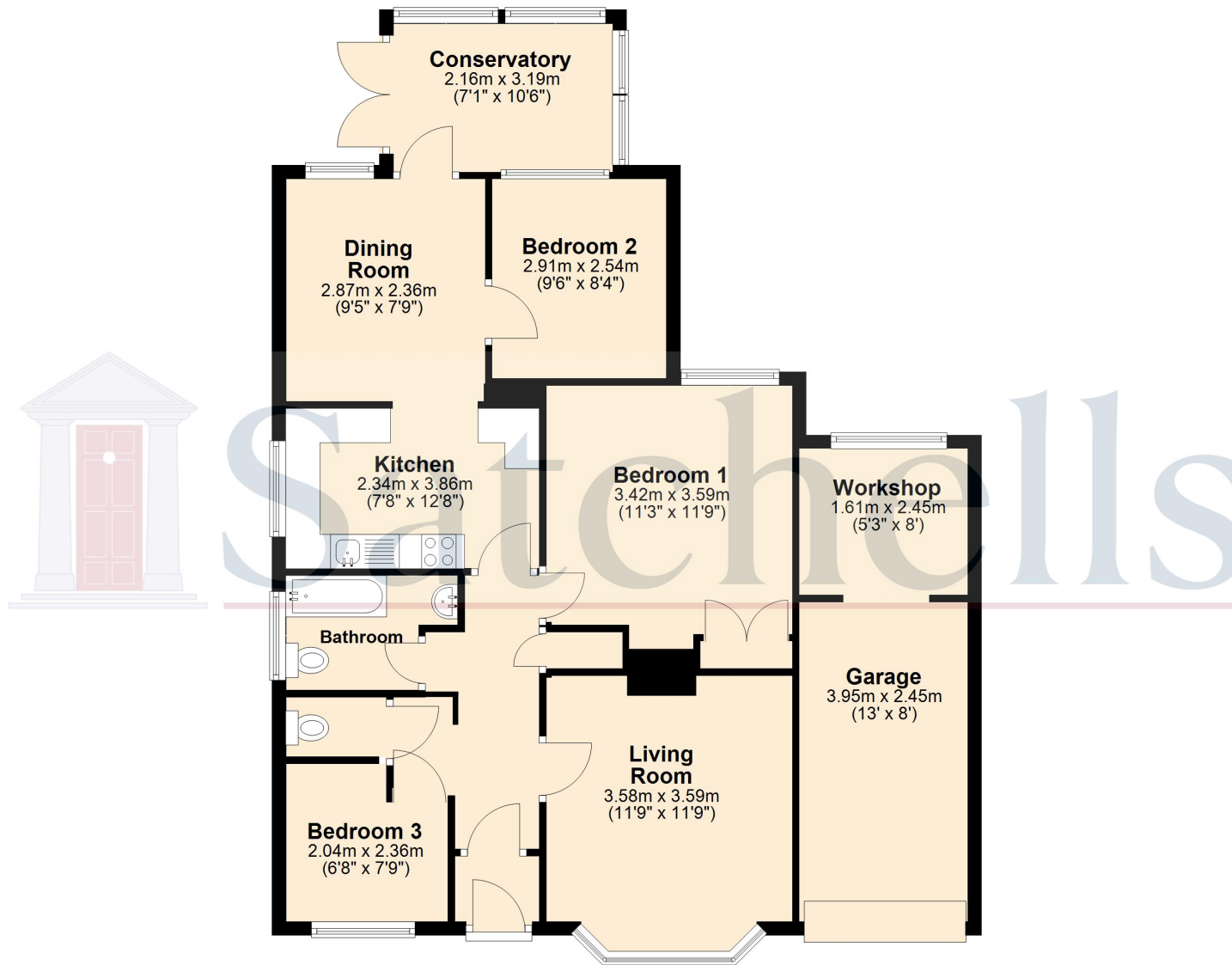
Draft details yet to be approved by the vendor and maybe subject to change.





These particulars are a guide only and do not constitute an offer or a contract. The floor plan is for identification purposes only and not to scale. All measurements are approximate and should not be relied upon if ordering furniture, white goods and flooring etc. We have presented the property as we feel fairly describes it but before arranging a viewing or deciding to buy, should there be anything specific you would like to know about the property please enquire. Satchells have not tested any of the appliances or carried out any form of survey and advise you to carry out your own investigations on the state, condition, structure, services, title, tenure, and council tax band of the property. Some images may have been enhanced and the contents shown may not be included in the sale. Satchells routinely refer to 3rd party services for which we receive an income from their fee. If you would like us to refer you to one of these services please ask one of our staff who will pass your details on. We advise you check the availability of the property on the day of your viewing.

Ground Floor



For illustration purposes only - NOT TO SCALE - Measurements shown are approximate. The size and position of doors, windows, appliances and other features are approximate.
Plan produced using PlanUp.