



# Walnut Tree Road

Pirton, Hitchin,  
Hertfordshire, SG5 3PX  
Guide Price £600,000

COUNTRY PROPERTIES  
PART OF HUNTERS



Situated within a quiet village location with outstanding views of vast countryside is this spacious three double bedroom semi detached family home.

The ground floor of this property includes entrance porch, hallway, spacious and bright open plan living room/dining area with double doors onto the well maintained rear garden. There is a fitted kitchen/breakfast room and integral single garage.

To the first floor is a hallway leading to a west facing balcony overlooking the fields to the front, primary bedroom with similar views, two further double bedrooms, family bathroom, and separate modern shower room.

To the outside is a front garden mainly laid to lawn with a driveway. To the rear is a beautifully manicured lawn with patio and vegetable plot.

Pirton is a small village and civil parish three miles north-east of Hitchin in Hertfordshire, England. The church, rebuilt in 1877, but with the remains of its 12th-century tower, is built within the bailey of a former castle. Pirton Grange, which was remodelled in the 18th century, is in the north of the parish, and is a particularly interesting, moated Elizabethan house with a timber framed gatehouse. Hammonds Farm and Rectory Farm, with its tithe barn, are also Elizabethan.

- Beautiful views
- Sought after village location
- Three double bedrooms
- Balcony overlooking countryside
- Garage and off road parking
- 4.6 miles, 11 min drive to Hitchin Train station (as per Google Maps)
- 3.6 miles, 9 min drive to the historic market town of Hitchin (as per Google maps)



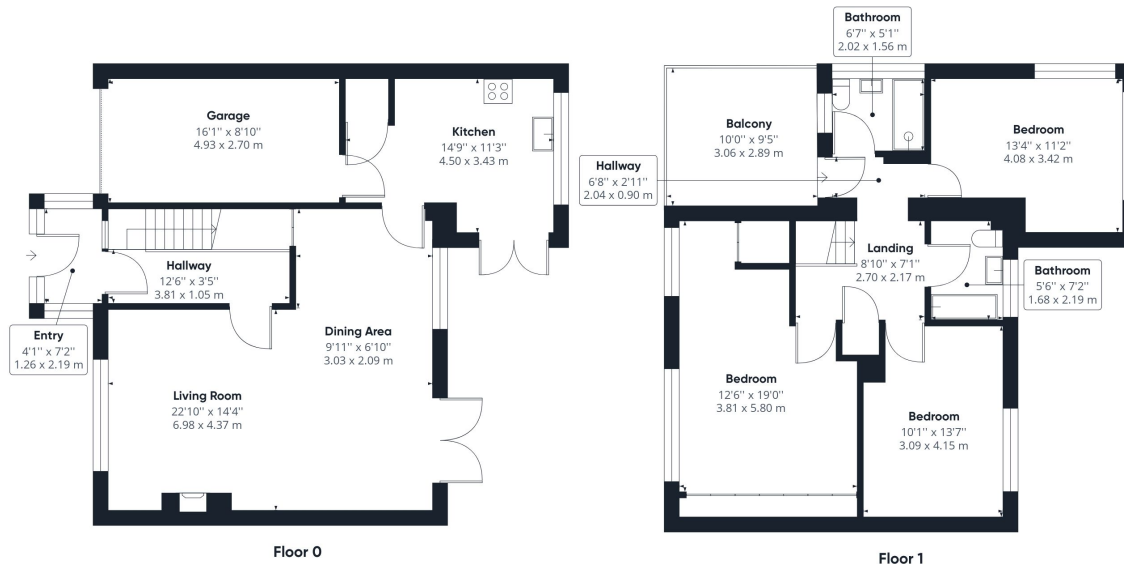










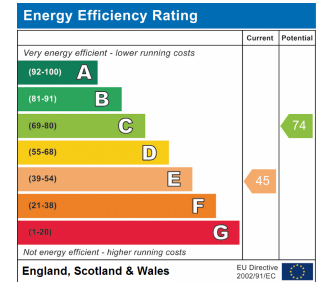


Approximate total area<sup>(1)</sup>  
 1439.34 ft<sup>2</sup>  
 133.72 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given and that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure.

Viewing by appointment only

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