



Shillington Road

Pirton | Hitchin | Hertfordshire | SG5 3QJ

www.stonegate-estates.co.uk



SHILLINGTON ROAD

Property Description

We offer for sale by Informal Tender this rare and individual three bedroom detached cottage sitting on approximately an half acre plot.

The property itself has huge potential with the possibility of extending and improving (STPC) to create a dream home in what some might say is one of the more popular villages around Hitchin.

The property faces onto open fields and has parking to both sides. There is a brick built barn along with various wooden sheds.

The gardens have been divided into two with one being behind the property and offering lawns and patio areas whilst the other is a more open with mostly lawn and mature trees. Both are enclosed by hedging.

We shall be conducting two open house events where full access will be given to view and walk the house and gardens.

You will have the choice to bid on the following option;

1. House and gardens as one lot
2. The house with smaller gardens to the rear (0.1 acre)
3. The gardens (0.4 acre)

Please state which when bidding.

We have been instructed by our clients to invite your best and final offer in writing by 12pm on Friday 28th February 2025 for the above property in a sealed envelope to be delivered to Stonegate Estates, 41 Hermitage Road, Hitchin, SG5 1BY clearly marked on the reverse side '25 Shillington Road OR by email; sales@stonegate-estates.co.uk

£750,000 Freehold







- Informal Tender
- Viewing Days Only
- Three Bedroom Cottage
- Possibilities to Extend
- Possible New Home Plot (STP)
- Facing Open Views
- 0.5 Acre Plot

EPC Rating: E

Stonegate Estate Agents

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