

45 Tudor Close, Hatfield, Hertfordshire AL10 9EJ

Guide Price £237,500 - Leasehold

Property Summary

We are delighted to offer new to the market this recently REFURBISHED TWO BEDROOM CHAIN FREE GROUND FLOOR APARTMENT within close proximity to Hatfield University. The property has just undergone a refurbishment and boasts new decor throughout and carpets plus new fitted kitchen with appliances. Situated in a quiet cul de sac development we highly recommend an internal inspection at your earliest convenience.

Hatfield is a town with a real community feel and an array of shops, bars and restaurants to suit all tastes, alongside beautiful historical buildings and museums.

There's a huge choice of parks, fields and nature reserves within just a couple of miles. Right on your doorstep, Hatfield Park is home to 40 acres of formal and wilderness gardens, extensive parkland and woodland walks, with the stunning 400 year old Hatfield House as its centrepiece.

Features

- CHAIN FREE
- RECENTLEY REFURBISHED
- GROUND FLOOR APARTMENT
- TWO BEDROOMS
- GOOD SIZED LOUNGE
- NEW CARPETS THROUGHOUT
- REFITTED KITCHEN
- CLOSE TO A1M
- CLOSE TO UNIVERSITY
- DOUBLE GLAZING



Room Descriptions

Communal Hallway

Entrance Hall

Via hardwood entrance door, electric wall mounted heater, entry phone system. doors leading off to:

Lounge

10' 3" \times 18' 1" (3.12m \times 5.51m) Rear aspect double glazed window. power points, tv point. door leading off to:

Kitchen

7' 6" x 8' 3" (2.29m x 2.51m) Recently refitted brand new kitchen comprising of matching wall and base units with work tops over incorporating single drainer stainless steel sink unit with modern mixer taps over. Fitted oven and hob with extractor fan over. space for appliances, space and plumbing for automatic washing machine. Complementary tiling to splashbacks.

Bedroom One

8' 3" x 10' 11" (2.51m x 3.33m) Front aspect double glazed window. Exposed wood flooring, archway to dressing area comprising mirror front wardrobe, wash hand basin with vanity unit below.

Bedroom Two

 $5' 8" \times 10' 11" (1.73m \times 3.33m)$ Front aspect double glazed window. Built in wardrobes.

Family Bathroom

Three piece bathroom suite comprising panel enclosed bath, wash hand basin with vanity unit below, low level WC, laminate wood flooring, complementary tiling to splashbacks.

EXTERNAL

Communal areas

Communal gardens to rear plus bin storage shed and parking spaces.

ADDITIONAL INFORMATION

Agents Notes Council Tax Band C EPC Band C







