



## Bedford Road

Hitchin | Hertfordshire | SG5 2UP

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# BEDFORD ROAD

## Property Description

Situated on a sought after residential road in the vibrant market town of Hitchin, this beautifully presented 4 bedroom bay fronted semi-detached property offers the perfect blend of period charm and modern convenience.

The external rear garden is a private and peaceful retreat ideal for outdoor dining and family activities ideal for families or professionals, the home is within easy reach of the town centre, excellent local schools and mainline rail links to London.

The front offers ample off street parking and a covered porch entrance, a single garage with pedestrian access to the rear garden.

Porch entrance leading you to the hallway.

To its left, a bay fronted lounge with period working solid fuel fire place. To the right, stairs to the first floor and open storage under it, currently being used as a wood store.

End of the hallway leads to a large open plan kitchen-lounge, with a walk-in larder, underfloor heating, a feature fire and patio doors on to the garden patio.

Off the side is the utility room, which also has garden access, and a large wet room-WC, which also benefits from underfloor heating.

Upstairs brings a bright staircase and landing, leading to three generously sized bedrooms, a study, and a stylish family bathroom, which also has underfloor heating. Staircase to the second floor.

To the second floor there is a generous bedroom with under eaves storage

Outside there is a single garage with a up and over door, with ample natural light and a further washing machine services point.

To the rear there is a long garden of some 32m comprising of a patio area at the house and a terraced garden covered dining area at the end

A rare opportunity to acquire a superb family home in a prime Hitchin location – early viewing is highly recommended.

## £795,000 Freehold







- Accommodation Over Three Floors
- Four Bedroom Family Home
- Two Bathrooms, both with underfloor heating
- Garage with access to rear garden
- Utility room
- Open Plan Kitchen with walk in larder
- Study
- 32m Rear Garden
- Ample off road parking

EPC Rating: D

# Stonegate Estate Agents

01462 438979

[sales@stonegate-estates.co.uk](mailto:sales@stonegate-estates.co.uk) | [www.stonegate-estates.co.uk](http://www.stonegate-estates.co.uk)

