



Holwell Road

Pirton, Hitchin,
Hertfordshire, SG5 3QU
Guide Price £315,000

country
properties

Situated within the highly sought after village of Pirton, this two bedroom period property resides within close proximity to local amenities and countryside walks.

The ground floor accommodation comprises living room with fire place, kitchen with doorway through to the bathroom and additional reception space with a door leading out to the rear garden. Upstairs there are two bedrooms.

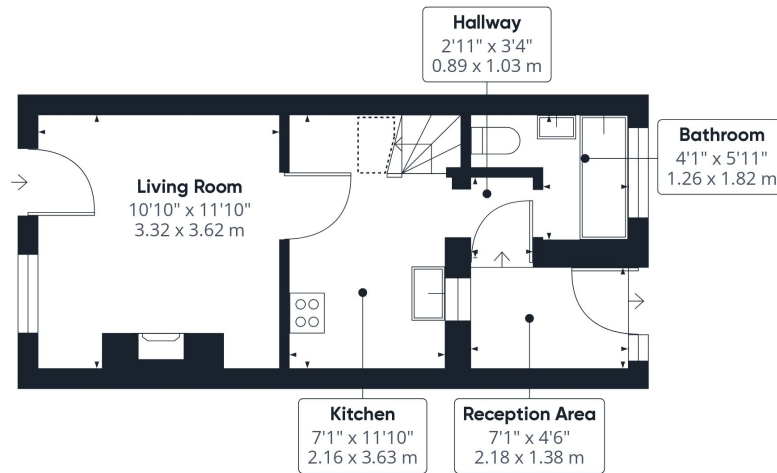
To the outside is a lovely long rear garden and whilst being mainly laid to lawn also benefits from a patio area and a pond.

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.

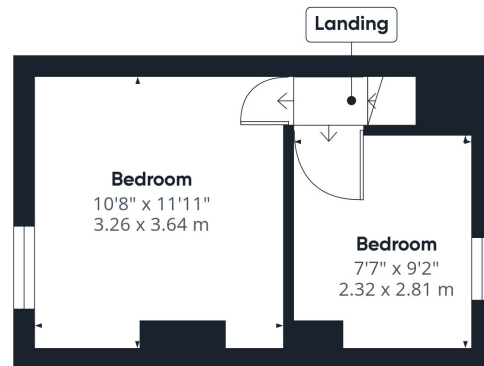
- Two bedroom period property
- Living room with feature fireplace
- Well presented throughout
- Generous rear garden
- 4.6 miles, 16 mins drive to Hitchin main line train station (as per Google Maps)
- 4.8 miles, 14 mins drive to Hitchin town centre (as per Google Maps)
- NO ONWARD CHAIN







Floor 0



Floor 1

Approximate total area⁽¹⁾

485.02 ft²
45.06 m²

Reduced headroom

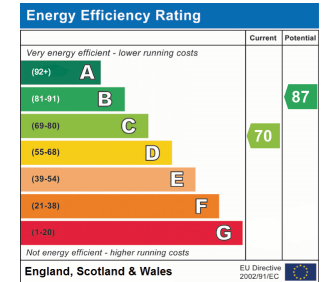
4.03 ft²
0.37 m²

(1) Excluding balconies and terraces

⊠ Reduced headroom
(below 1.5m/4.92ft)

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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