17 Deerswood Avenue, Hatfield, Hertfordshire AL10 8RX

Guide Price £375,000 - Freehold

Property Summary

CHAIN FREE Wrights are delighted to welcome to the market this THREE BEDROOM mid terraced family home benefitting from DRIVEWAY PARKING ideally located close to the Town Centre and just a mile from Hatfield Train Station. Viewing is Highly Recommended.

The ground floor accommodation consists of a fitted kitchen with matching base and wall units looking out to the front of the property and a well proportioned lounge overlooking the garden. The first floor offers three spacious bedrooms, two of which can accommodate a double bed and a family bathroom.

Externally the property benefits from driveway parking to the front for one car and a mature enclosed garden to the rear with patio area adjacent to the property and steps leading up to an area laid to lawn.

Features

- CHAIN FREE
- MID TERRACE FAMILY HOME
- THREE WELL PROPORTIONED BEDROOMS
- DRIVEWAY PARKING TO FRONT
- ENCLOSED REAR GARDEN
- GAS CENTRAL HEATING
- 1.1 MILE TO TOWN CENTRE
- 1 MILE TO HATFIELD TRAIN STATION
- CLOSE TO GOOD LOCAL SCHOOLING
- EXCELLENT LINKS VIA ROAD & RAIL

Room Descriptions

GROUND FLOOR

ENTRANCE HALLWAY
0.84m x 2.48m (2' 9" x 8' 2") Via double glazed entrance door with matching sidelight window. Laminate flooring, stairs leading to first floor and doors leading to the ground floor accommodation.

KITCHEN
2.48m x 3.50m (8' 2" x 11' 6") Matching base and wall units providing ample work surfaces and storage. There is space and plumbing for a washing machine, fridge freezer and electric oven. Laminate flooring and UPVC window to the front aspect.

LIVING ROOM
4.00m x 4.94m (13' 1" x 16' 2") A well proportioned space that can be configured in multiple formats. Located to the rear of the property overlooking the garden. Laminate flooring, gas radiator and UPVC window and doors leading out to the rear.

FIRST FLOOR

LANDING
1.35m x 1.76m (4' 5" x 5' 9") A comfortable space providing access to;

BEDROOM ONE
3.10m x 3.94m (10' 2" x 12' 11") Double bedroom with built in wardrobes, laminate flooring, gas radiator and UPVC window to the rear aspect.

BEDROOM TWO
2.62m x 2.71m (8' 7" x 8' 11") Double bedroom to the front aspect, laminate flooring, gas radiator and UPVC window.

BEDROOM THREE
2.19m x 3.01m (7' 2" x 9' 11") Single bedroom to rear aspect, laminate flooring, gas radiator and UPVC window.

BATHROOM
1.67m x 1.68m (5' 6" x 5' 6") Partially tiled three piece suite comprising of a side panelled bath with electric shower, pedestal hand wash basin and W/C. Frosted window and Vinyl flooring.

EXTERIOR

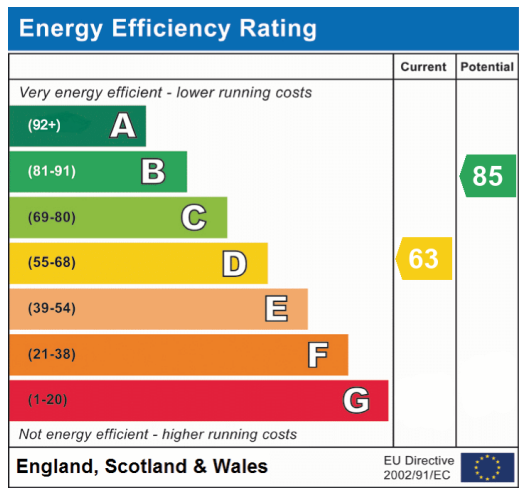
DRIVEWAY PARKING
Driveway parking for one vehicle to the front of the property.

GARDEN
Located to the rear with gated access via an alley. Patio area adjacent to the property with steps leading up to an area mainly laid to lawn and a brick built storage shed.

ADDITIONAL INFORMATION

Property Details

Council Tax Band - C
EPC Band - D

Gas Safety Certificate - Valid until October 2026
Electrical Safety Certificate (EICR) - Valid until November 2028

Please note all information has been provided to us and should be verified by your legal representative. We have not tested any apparatus, fixtures, fittings, or services. Interested parties may undertake their own investigation into the working order of these items.