



Old Park Road

HITCHIN,
Hertfordshire, SG5 2JX
Guide Price £185,000

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Welcome to this charming one bedroom, first floor apartment located just a short walk to the vibrant town centre. Perfectly positioned this delightful home offers the ideal combination of convenience and comfort. Whether you're seeking a cosy retreat or a smart investment opportunity, this property ticks all the right boxes.

Step inside to discover a well laid out reception room, offering a bright and welcoming space to relax or entertain, which is open plan to the kitchen, creating a sense of space.

The generously sized bedroom has fitted wardrobes with plenty of storage. Adjacent to the bedroom, you'll find a modern bathroom.

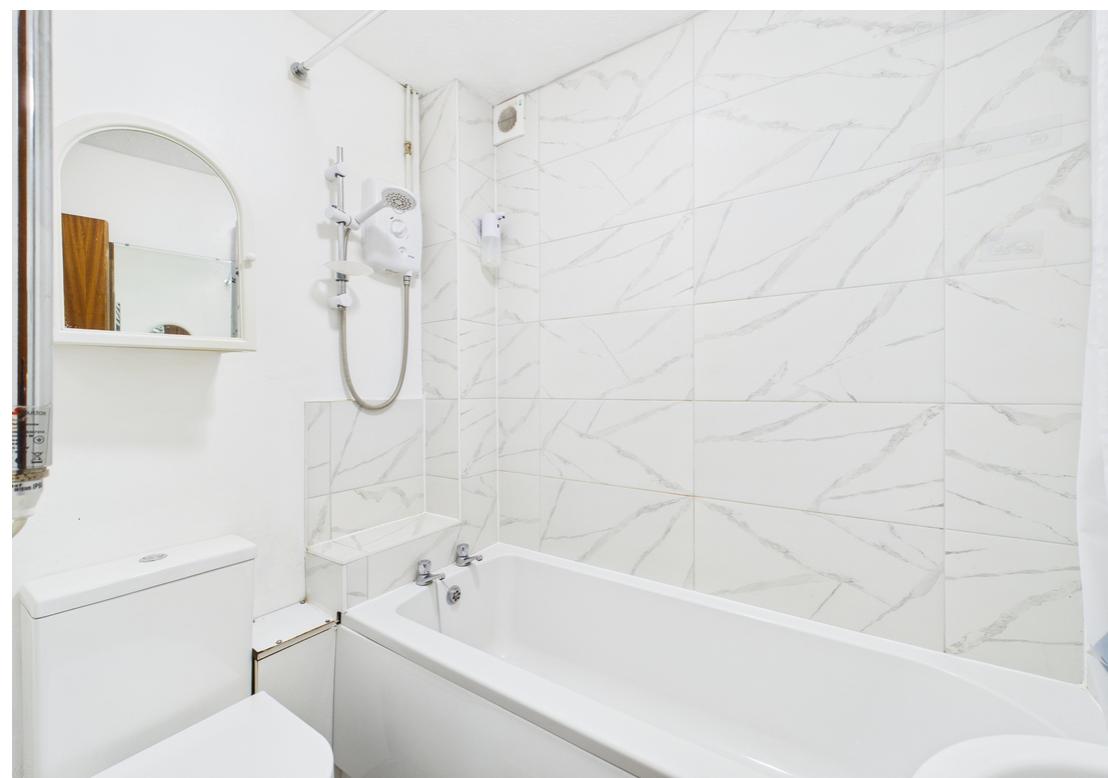
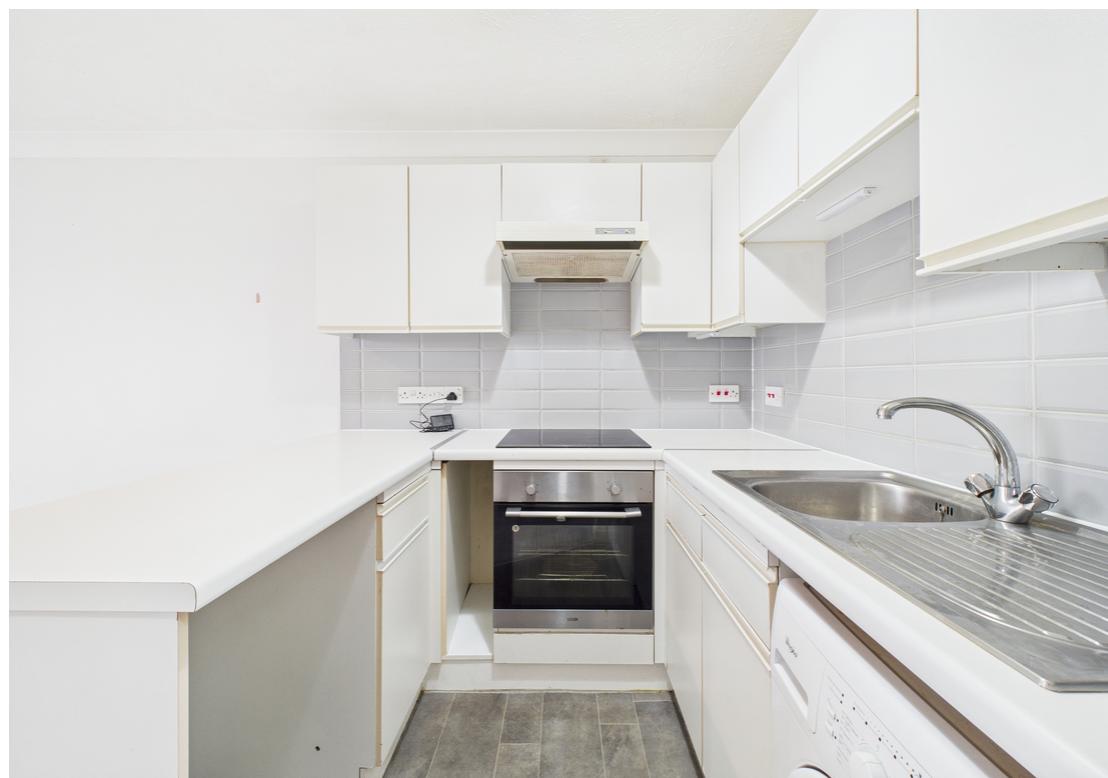
Situated in a sought after location close to the town centre, with allocated parking for invaluable convenience.

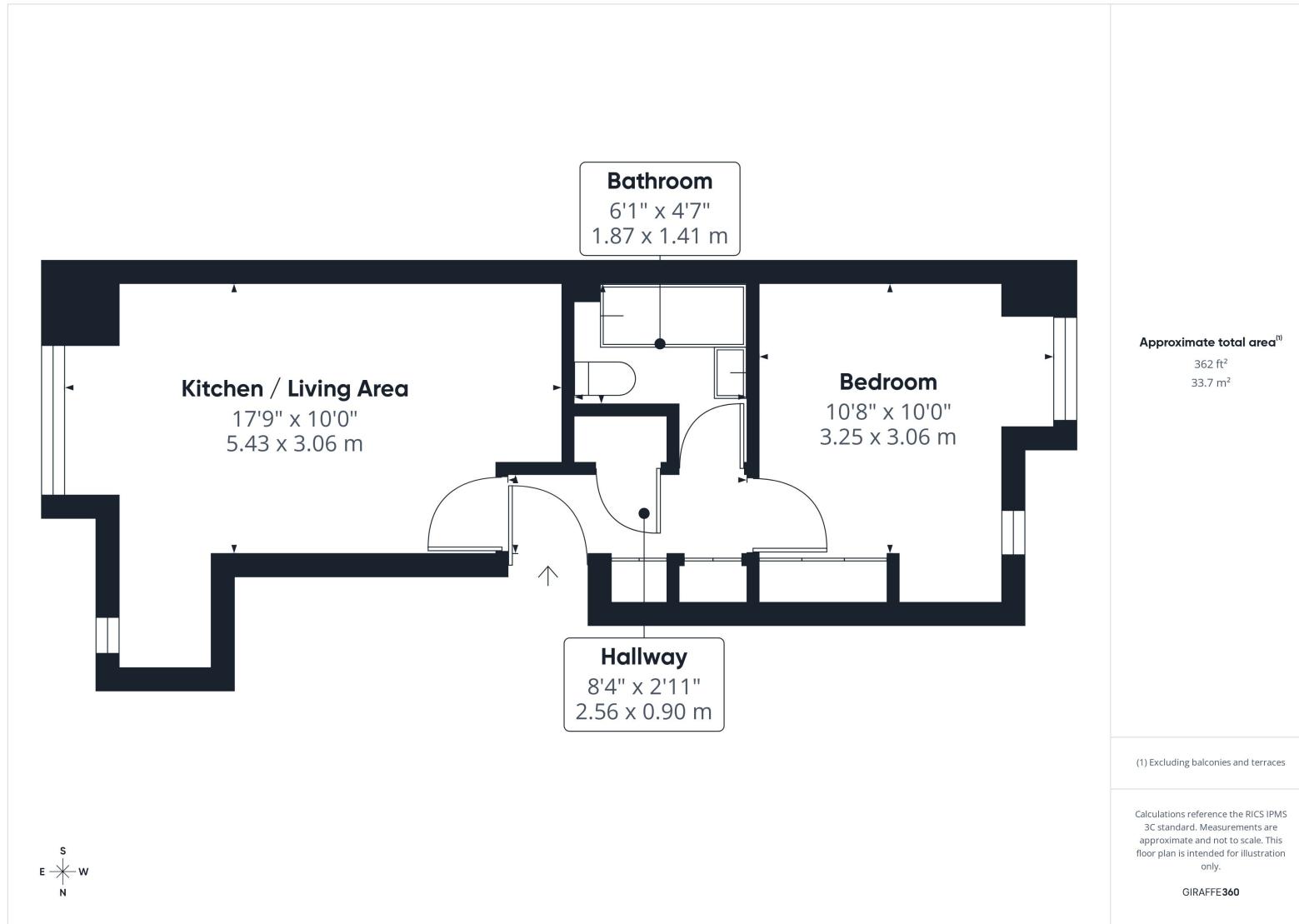
We have been informed by the vendor that the remaining lease on the property is 99 years. With a Ground Rent of approx. £50 per annum and a Service Charge of approx. £763.42 per annum.

Hitchin is a charming medieval market town and has many fine Tudor and Georgian buildings, particularly around the market square. Near to the market square stands the large medieval parish church of St Mary. The town provides good shopping as well as a swimming pool, football team, two theatres, a wide variety of restaurants and pubs and highly regarded girls and boys schools. There is also a mainline railway station providing direct access to Kings Cross and Cambridge.

- One bedroom first floor apartment
- Close to town centre
- Allocated parking for one car
- No onward chain
- 0.3 mile, 4 mins walk to Hitchin town centre (as per Google maps)
- 1.1 mile, 21 min walk to Hitchin train station (as per Google maps)







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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