



Hardy Close
Hitchin,
Hertfordshire, SG4 0DL
Guide Price £415,000

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properties

A well presented three bedroom terraced family home, offered to the market with no onward chain, this property provides modern, comfortable living in a practical layout.

The ground floor begins with a welcoming entrance hall that leads into a bright and spacious living room, creating a warm and relaxing space. To the rear, the modern fitted kitchen/dining room offers an excellent hub for cooking, dining, and entertaining, with ample storage and work surfaces. A contemporary shower room and a generous cupboard completes the ground floor, finished to a high standard for added convenience.

Upstairs, the first floor features two generous double bedrooms, both benefiting from fitted wardrobes, providing excellent storage. A further single bedroom offers flexibility. The accommodation is served by a modern family bathroom.

Outside, the property enjoys an enclosed rear garden, offering a private outdoor space ideal for relaxing or play. To the front, a paved area provides a neat, low maintenance approach to the home.

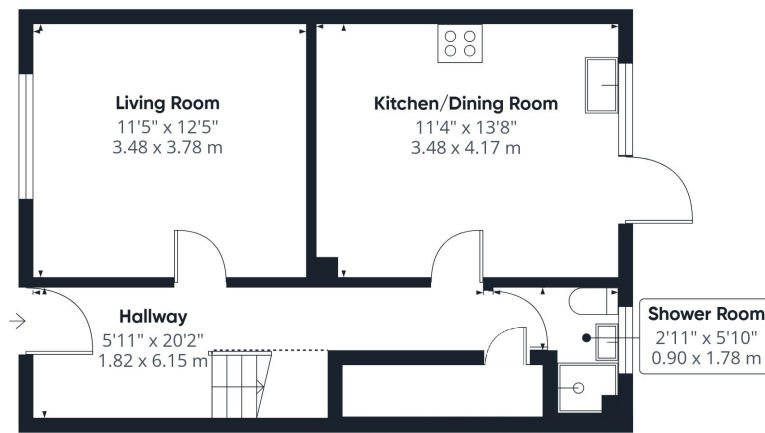
The property has benefitted from some updates with all the windows and doors replaced in the last five years as well as the rear garden being landscaped. The loft is partly boarded with light and foldable ladder.

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.

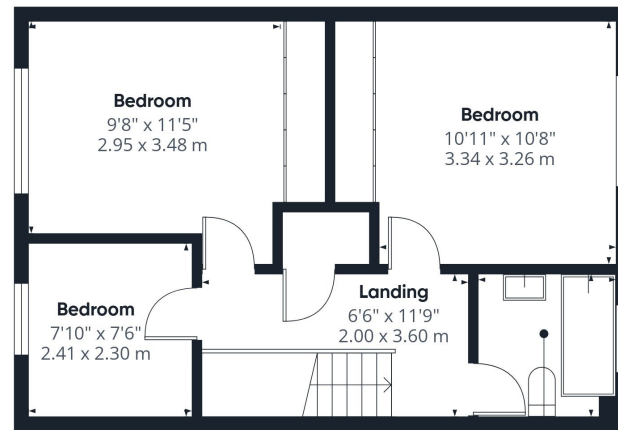
- Three bedroom family home
- Kitchen/dining room to rear
- Bathroom and downstairs shower room
- No onward chain
- 1.2 miles, 28 mins walk to Hitchin town centre (as per Google Maps)
- 0.8 miles, 18 min walk to Hitchin train station (as per Google maps)







Floor 0



Floor 1



Approximate total area⁽¹⁾

848 ft²

78.8 m²

Reduced headroom

15 ft²

1.4 m²

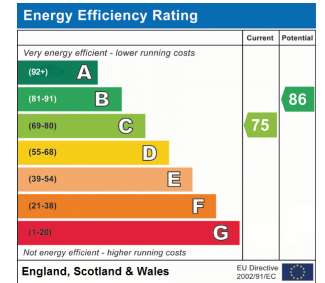
(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration 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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