



# 49, Keats Way

Hitchin,  
Hertfordshire, SG4 0DP  
Guide Price £350,000

country  
properties



This two double bedroom house is offered to the market with no onward chain and situated in a location providing easy access for Hitchin Train Station and Hitchin Town Centre.

Ground floor accommodation comprises entrance porch, spacious and bright living room and modern kitchen/breakfast room with single door to rear garden. To the first floor are two spacious double bedrooms and modern shower suite.

Outside the property is a paved front garden, rear garden mainly laid to lawn with patio area and gated access leading to the garage in block. There is ample on road parking surrounding the property.

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.

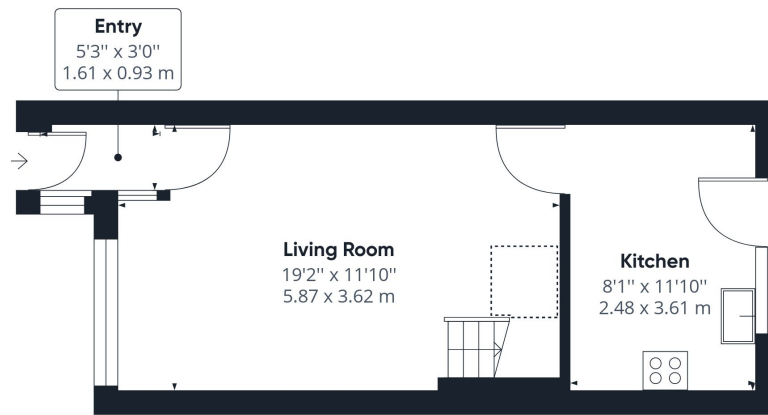
- Two spacious double bedrooms
- No onward chain
- Garage-en-bloc
- Front and rear gardens
- 0.9 miles, 19 min walk to Hitchin train station (as per Google maps)
- 1.2 mile, 24 mins walk to Hitchin town centre (as per Google maps)



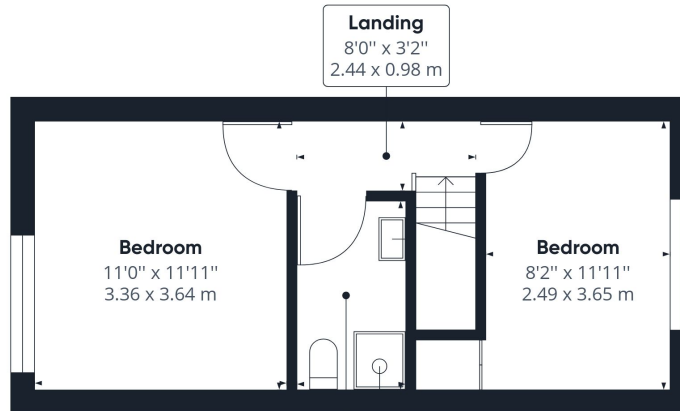








Floor 0



Floor 1

**Approximate total area<sup>(1)</sup>**

640.02 ft<sup>2</sup>  
59.46 m<sup>2</sup>

**Reduced headroom**

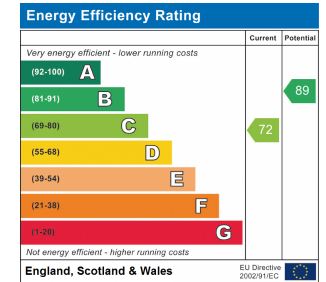
8.32 ft<sup>2</sup>  
0.77 m<sup>2</sup>

(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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