



Willian Road

Hitchin,
Hertfordshire, SG4 0LS
Guide Price £625,000

country
properties

An Extended Three Bedroom Semi Detached Family Home with Garage and South-East Facing Garden

Situated in a well regarded residential area, this is a spacious and extended three bedroom family home offers generous living accommodation and excellent outdoor space.

The property benefits from a block paved driveway to the front, providing off road parking and access to the garage, while a convenient side access leads through to the rear garden.

Inside, the home offers well balanced accommodation ideal for family living, with bright and versatile reception space and a practical extended kitchen area. Upstairs there are three well proportioned bedrooms and a family bathroom.

To the rear, the property enjoys a pleasant south-east facing garden, perfect for enjoying morning and afternoon sunshine. The outdoor space offers plenty of room for relaxing, gardening, or entertaining.

There is planning permission for a first floor extension for a 4th bedroom and en-suite with Juliette balcony (Ref: 23/00951/FPH expires June 2026)

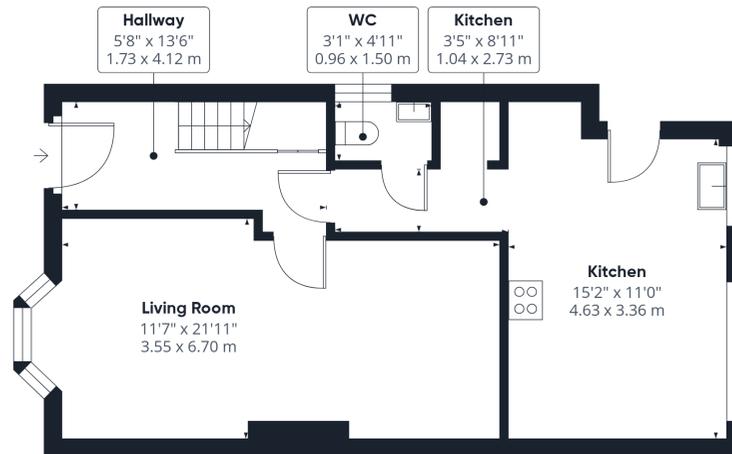
Hitchin is a charming medieval market town and has many fine Tudor and Georgian buildings, particularly around the market square. Near to the market square stands the large medieval parish church of St Mary. The town provides good shopping as well as a swimming pool, football team, two theatres, a wide 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.

- Extended three-bedroom semi-detached family home
- Well-proportioned accommodation throughout
- Ideal family home in a popular residential location
- Garage with direct access from the driveway
- Block paved driveway with off-road parking
- Side access to the garden
- 0.7 miles, 16 mins walk to Hitchin train station (as per Google Maps)
- 1.4 miles, 31 mins walk to Hitchin town centre (as per Google Maps)

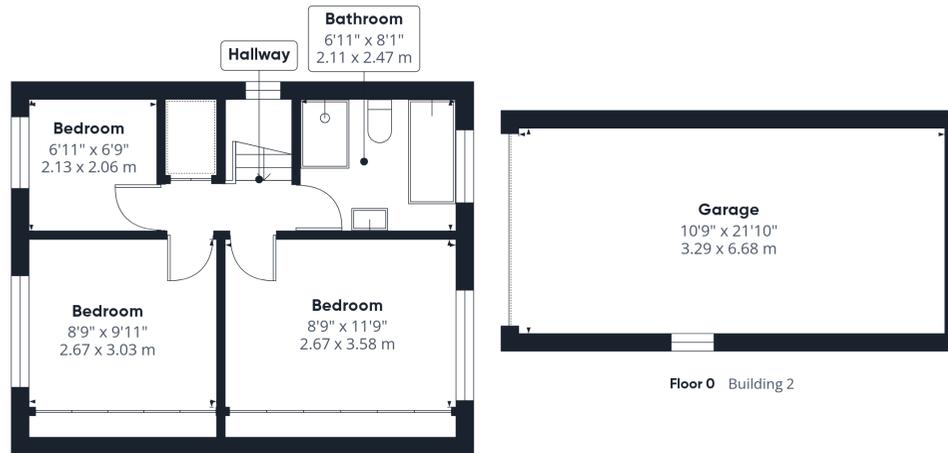








Floor 0 Building 1



Floor 0 Building 2

Floor 1 Building 1

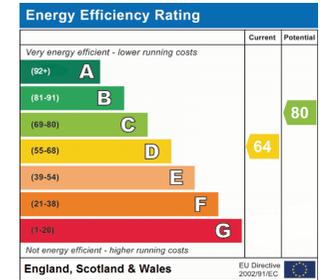
Approximate total area⁽¹⁾

1147 ft²
106.6 m²

(1) Excluding balconies and terraces

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

GIRAFFE360



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

Country Properties | 6, Brand Street | SG5 1HX
T: 01462 452951 | E: hitchin@country-properties.co.uk
www.country-properties.co.uk

country
properties

country
properties