



Whitings Court

For Sale  
Call Sarah Rennie  
01438 361 427

WHITINGS CT HERTFORDSHIRE  
OPENING

10  
CAUTION  
SPEED  
BUMPS  
AHEAD

ents  
ing  
y

**Paynes Park**  
HITCHIN,  
Hertfordshire, SG5 1EJ  
Guide Price £139,995

country  
properties



A superb one bedroom ground floor retirement apartment situated in a sought after development within a short walk to Hitchin town. The development benefits from a lovely communal dayroom and provides lifts and stairs to all floors. The apartment comprises of entrance hall, living area with double doors through to the fitted kitchen, spacious double bedroom with fitted wardrobes and three piece bathroom suite. The development also has a resident house manager and care alarm system.

Lease details:

106 years remaining (as advised by the vendor)

Service charge: £3000 per annum (as advised by the vendor)

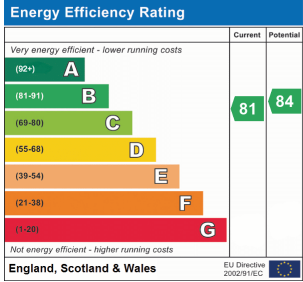
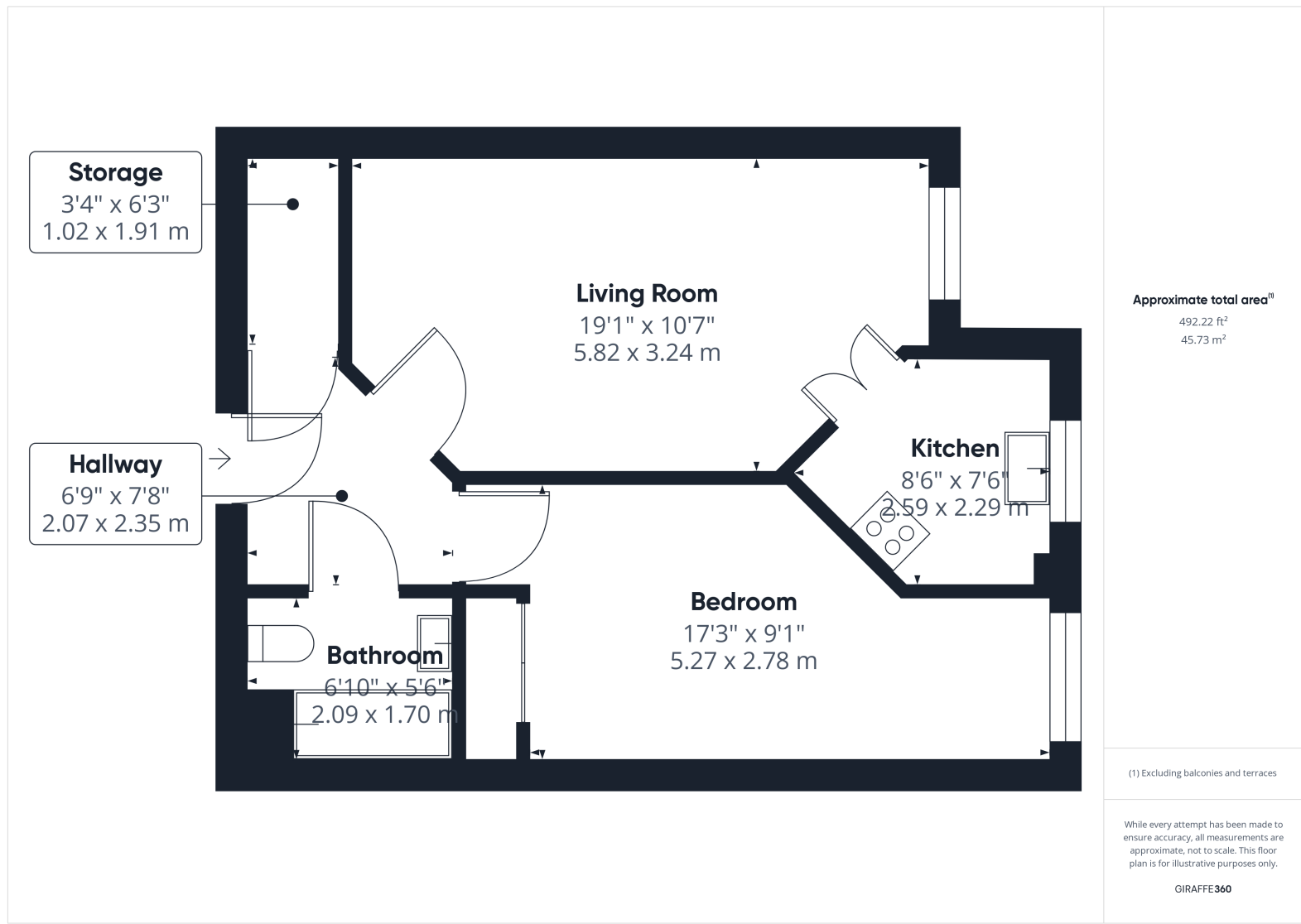
Hitchin is a charming market town and has many fine Tudor and Georgian buildings, particularly around the market square. Near to the market square stands the large medieval parish church of St Mary. The town provides good shopping as well as a swimming pool, football team, two theatres, a wide variety 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 upper ground floor retirement apartment
- Well presented throughout
- Communal lounge and garden areas
- House manager and emergency call system
- Town centre location
- NO ONWARD CHAIN









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

