



1 The Croft, Welwyn Garden City, Hertfordshire, AL7 4JY

- Three Bedroom End of Terrace
- Immaculately presented throughout
- Built out Porch
- Modern Bathroom
- Large Outbuilding
- Off street parking
- Wrap Around Patio
- Close to Local Amenities



PROPERTY DESCRIPTION

This immaculately presented three-bedroom end-of-terrace home offers well-balanced accommodation and off-road parking, making it ideal for families, first-time buyers, or downsizers alike. The current owners have enhanced the property with a built-out front porch, leading into a modern fitted kitchen which benefits from a newly replastered ceiling and contemporary spotlights, flowing through to the bright and airy lounge featuring patio doors opening onto the garden and is finished with LVT flooring, which continues throughout the ground floor. Upstairs, the property offers a spacious master bedroom with built-in storage, a further double bedroom also with built-in storage, a single bedroom, and a family bathroom which has been reconfigured into one generous space comprising a bath with shower over, wash basin, and WC. Externally, the rear garden is a real highlight, featuring a wrap-around patio, side access, a lawned area, and a large shed currently utilised as a bar, offering excellent versatility for entertaining or hobbies.



ROOM DESCRIPTIONS

Welcome to The Croft

This stunningly presented family home is a real credit to it's current owners. The built out porch is convenient for shoes and coats, before entering through the hallway into the bright and airy lounge with patio doors to the rear. A spacious, modern fitted kitchen with integrated appliances and a side door to the garden completes the ground floor. Ascending the stairs you find the master bedroom with plenty of built in storage with the addition of and extra deep wardrobe over the stairway. There is another double bedroom with built in storage, a single bedroom again with built in storage and a family bathroom with a shower over the bath, basin and w/c. Viewings are highly recommended.

External

To the rear the property boasts a wrap around patio - ideal for relaxing or entertaining with access into the lounge or kitchen. There is a side gate and rear access from the driveway, a laid to lawn and large converted garage which is now a bar, gym and storage area. To the front is a small well maintained garden.

About Welwyn Garden City

Welwyn Garden City was founded by Sir Ebenezer Howard in the 1920s and designated a new town in 1948. It was aimed to combine the benefits of the city and countryside. Welwyn Garden City was an escape from life in overcrowded cities to a place of sunshine, leafy lanes, countryside and cafes. Emphasis was placed on the Garden City's healthy environment. Today the town centre is a busy and bustling place with a selection of shops. The Howard Shopping Centre is located in the centre, where you can find a selection of high street favourites including John Lewis. There is also a Waitrose, Sainsburys and ALDI. There is also a quaint cinema, showing the latest films. If you fancy a spot of lunch the town is home to a plethora of coffee shops, independent restaurants and well known chains including the French restaurant Cote which overlooks the fountain and for a real buzzing atmosphere.

BUYER INFORMATION

In accordance with the UK's Anti Money Laundering (AML) regulations, we must verify the identity of all potential buyers at the time an offer is accepted. To achieve this, we utilise a third-party Identity Verification System. There is a nominal fee of £35 (per person) inclusive of VAT for this service. Buyers must be made aware of this information prior to having their offer accepted as this will form part of the process of agreeing a sale in a timely manner.



FLOORPLAN

