



Nursery Gardens, Welwyn Garden City AL7 1SF

welcome to

Nursery Gardens, Welwyn Garden City

***** GUIDE PRICE £400,000 - £425,000 ***** Situated in the highly sought-after Haldens area of Welwyn Garden City, this well-presented, extended three-bedroom end-of-terrace home offers spacious and versatile accommodation throughout. Tucked away in a quiet cul-de-sac, the property enjoys a particularly private setting and is not overlooked. The ground floor comprises a bright and welcoming lounge/diner, a fully fitted kitchen, and a practical utility room. Upstairs, the property features two double bedrooms, single bedroom and a family bathroom. Further benefits include double glazing, gas central heating throughout, and a garage accessed via the rear garden. Ideally located, the property is within walking distance of Shire Business Park and is approximately one mile's walk from both Welwyn North and Welwyn Garden City railway stations, providing excellent transport links for commuters. The property also falls within the catchment area of several highly regarded local schools, making it particularly well suited to families. Welwyn Garden City town centre is also within easy walking distance, offering an excellent selection of shops, restaurants, leisure facilities and everyday amenities. With convenient rail services into London King's Cross and Moorgate, combined with its private cul-de-sac position, excellent local schools and proximity to key transport and employment links, this property offers an excellent balance of family living and commuter convenience.



Lounge/Diner

Double glazed window, storage under stairs, laminate wood flooring, wall radiator, storage/shelving.

Kitchen

Double glazed window to rear, French doors to garden, wall and base units, radiator, breakfast bar, dimmer lights, integrated dishwasher, extractor fan, sink/drain.

Utility Room

Wooden flooring, worktops, cupboard space, space for washing machine and tumble dryer, versatile cupboard that can be used as a pantry or general storage.

Bedroom One

Double glazed window, carpet, built in wardrobe, radiator.

Bedroom Two

Double glazed window, carpet, radiator, built in wardrobe.

Bedroom Three

Double glazed window, carpet, radiator, built in wardrobe, bed and storage over the stairs.

Bathroom

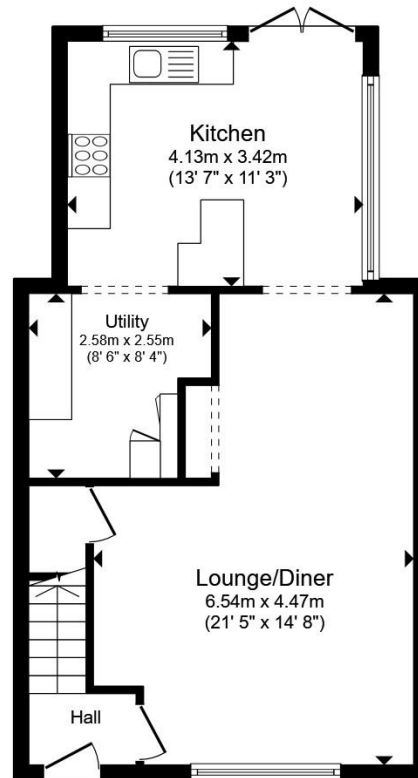
Double glazed window, tiled flooring, W/C, wash hand basin, bath, heated towel rail, power shower.

Loft

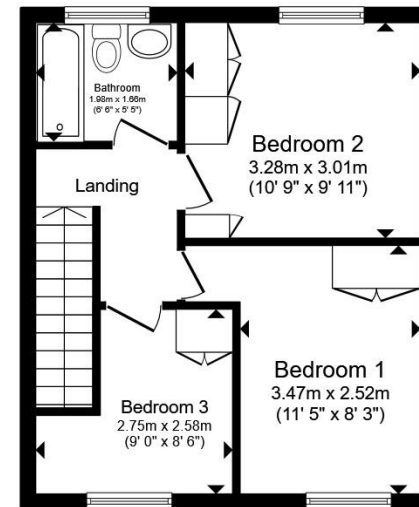
Partly boarded, ladder, electrics.

Outside

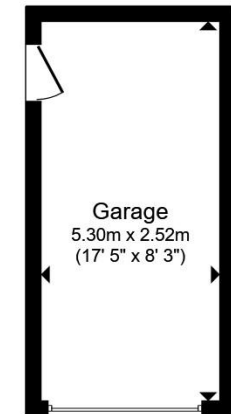
Side access gate from back to front, patio, shed for extra storage, outside tape, garage with direct access from the garden and parking in front.



Ground Floor



First Floor



Garage

Total floor area 98.4 m² (1,060 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io


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Nursery Gardens, Welwyn Garden City

- Three Bedroom House
- End of Terrace
- Garage
- Utility Room
- Private Rear Garden

Tenure: Freehold EPC Rating: D
Council Tax Band: D



guide price

£400,000



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Property Ref:
WGN109945 - 0003

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Please note the marker reflects the
postcode not the actual property