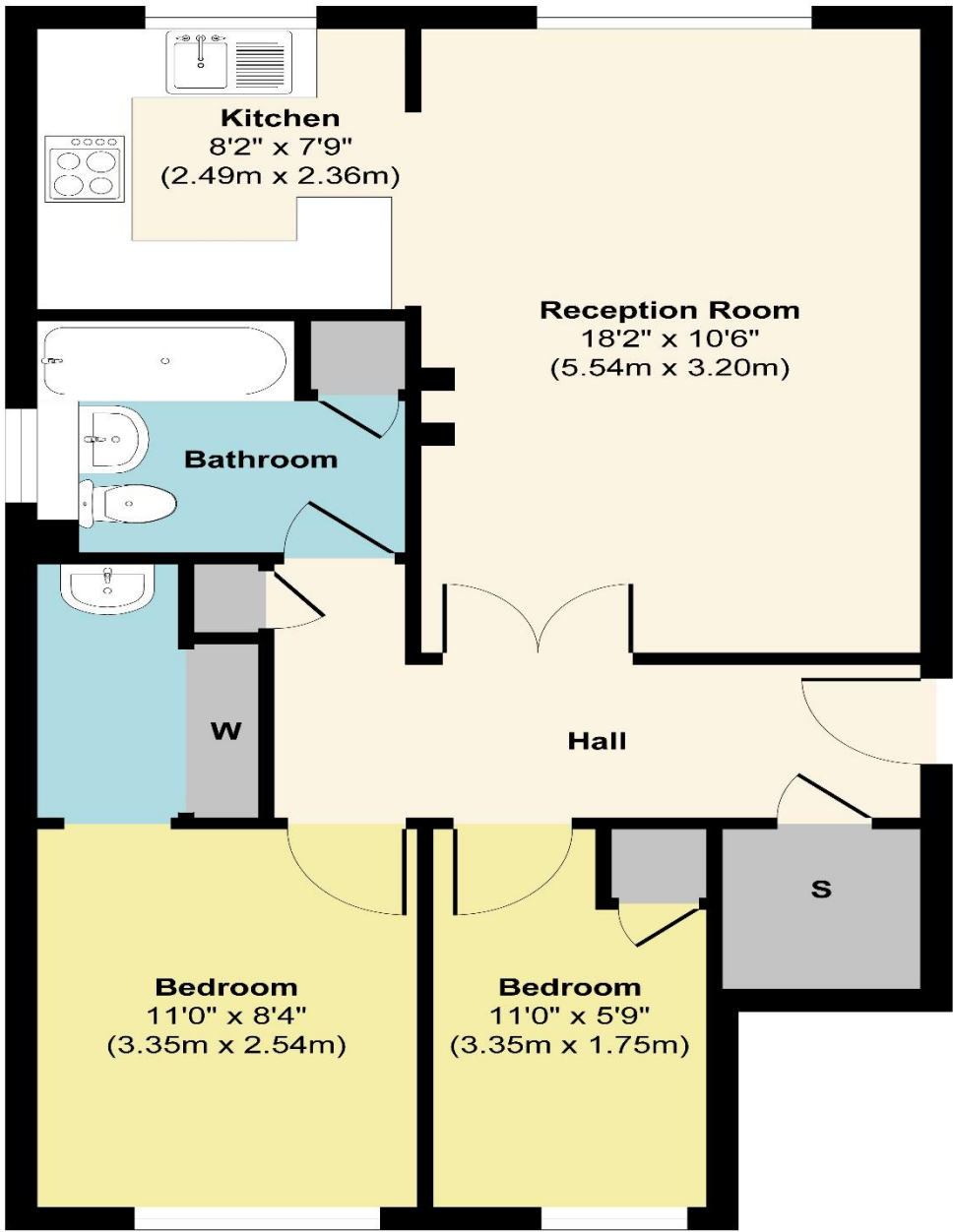


Hanover Walk, Hatfield

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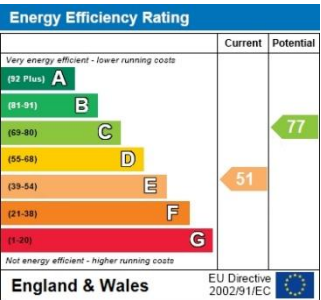


Floor Plan

Approx. Gross Internal Floor Area 608 sq. ft / 56.48 sq. m

Illustration for identification purposes only. Measurements are approximate, not to scale.

Produced by Elements Property



THE CONSUMER PROTECTION REGULATIONS 2008 & THE BUSINESS PROTECTION FROM MISLEADING MARKETING REGULATIONS 2008.
Please note that we have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify they are in working order or fit for purpose. The agent has not had sight of the Title documents.
Referenced to the tenure are based on information supplied by the seller. A buyer is advised to obtain verification from their solicitor or surveyor. Furthermore, solicitors should confirm that items described in the sales particular are included in the sale since circumstances can change during marketing or negotiations. A final inspection prior to exchange of contracts is also recommended.
Although we try to ensure accuracy, measurements used in this brochure are approximate, and prospective purchasers should check the accuracy of the measurements themselves.

Hatfield: 11 Market Place, Hatfield, Hertfordshire, AL10 0LJ Tel: 01707 266885

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Hanover Walk, Hatfield Leasehold Guide Price £225,000



Two bedroom maisonette in Hanover Walk with private garden, allocated parking, spacious lounge, separate kitchen, master with dressing area, and a modern bathroom. Convenient location close to shops and transport links.

- Two bedroom maisonette in a quiet cul-de-sac
- Private garden with storage shed
- Allocated parking plus visitor bays
- Master bedroom with dressing area and vanity sink
- Second bedroom with built-in wardrobe
- Ready to move into
- Double-glazed windows throughout
- Practical layout with good storage
- Ideal first time buy or investment opportunity
- Close to shops, university, and transport links



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Offices in Potters Bar, Hatfield, St Albans, Codicote. Overseas offices in Gibraltar and Costa Del Sol, Spain

Hanover Walk, Hatfield



Hanover Walk, Hatfield

Entrance Hall

Carpeted hallway with doors leading to both bedrooms, lounge, and bathroom. Includes storage cupboard.

Lounge

Wood laminate flooring, electric radiator, display cove, window to front aspect, and door through to the kitchen.

Kitchen

Wood laminate flooring, base and eye level units, roll over worktops, stainless steel sink with drainer and mixer taps, electric hob with extractor, fan oven, tiled splash backs, and space for washing machine and fridge. Window to front.

Master Bedroom (with dressing area)

Bedroom area: Wood laminate flooring, radiator, and window to rear.

Dressing area: Open wardrobe/rail, vanity sink, and wood laminate flooring.

Bathroom

Wood laminate flooring, airing cupboard, low level flush WC, vanity sink, panel enclosed bath with shower over, part tiled walls, and extraction fan.

Bedroom Two

Wood laminate flooring, built in wardrobe, radiator, and window to rear.

Outside / Garden

Allocated parking space plus visitor bays. Private garden to rear with storage shed.

Further Details

The property is Leasehold
Council Tax Band - Band C

AGENT'S NOTE: If you are considering this property as a buy to let investment, please speak to a member of our Lettings Team for an up-to-date rental valuation and the suitability of the property. Properties in the local area are always required by Raine and Co.