

Connells

Priory Court
HITCHIN

Priory Court
HITCHIN SG4 9DJ

for sale
£250,000







Property Description

A well presented two bedroom upper floor flat situated in Priory Court, within walking distance of both Hitchin mainline train station and the town centre.

This is a modern, light and airy property which has a fitted kitchen with integrated appliances, a large reception/diner, balcony, two double bedrooms and a bathroom. This flat is beautifully presented throughout and is perfect for downsizers, first-time buyers, commuters and investors.

On-street parking is available with additional residents parking options (garages/spaces) available to rent.

Buyers Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.







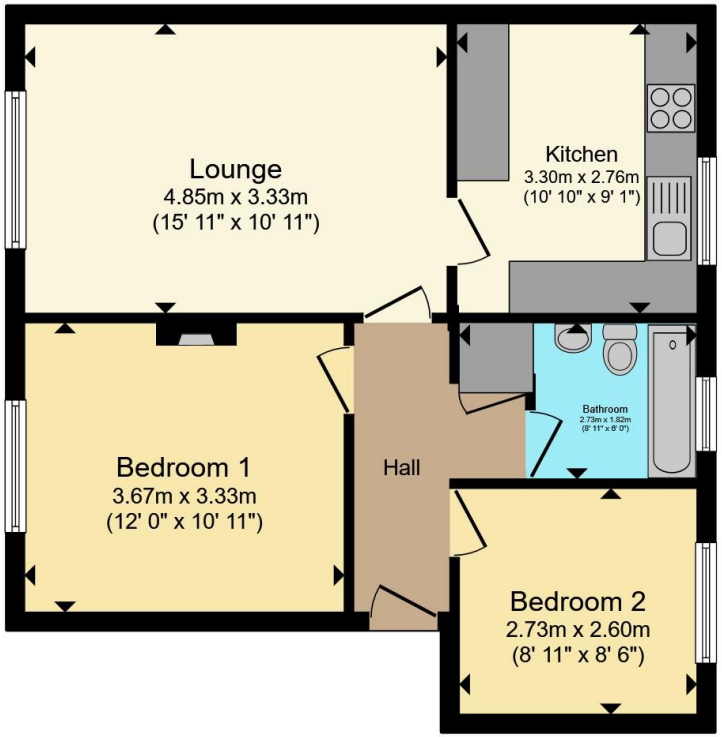












Total floor area 55.3 m² (596 sq.ft.) approx

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

Connells

To view this property please contact Connells on

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E welwyngardencity@connells.co.uk

38 Wigmores North
WELWYN GARDEN CITY AL8 6PH

EPC Rating: D

Council Tax Band: A

Service Charge: 2181.63

Ground Rent: Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/HIT308780

This is a Leasehold property with details as follows; Term of Lease 150 years from 07 Apr 2005. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

The Property Ombudsman

tsi APPROVED CODE TRADINGSTANDARDS.GOV.UK

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.