



Chequers Field, Welwyn Garden City AL7 4TX

welcome to

Chequers Field, Welwyn Garden City

Located within the highly sought-after Chequers Field development, this recently refurbished two-bedroom second floor apartment offers spacious and beautifully presented accommodation, ideally positioned for easy access to Welwyn Garden City town centre, the mainline railway station, local bus routes and major commuter links. The property comprises a generous entrance hall with built-in storage and a secure entry phone system, leading to a bright and spacious lounge/diner with French doors opening onto a private balcony, creating an ideal space to relax and enjoy the outdoors. The kitchen has been completely renovated and stylishly finished, providing a fresh and contemporary space. There are two well-proportioned bedrooms, including a principal bedroom benefiting from a fully renovated en-suite shower room, together with a modern family bathroom. Further benefits include double glazing throughout, allocated parking and access to well-maintained communal gardens. This excellent apartment would make an ideal first-time purchase, investment opportunity or downsizing option, combining modern living with a convenient and popular location.



Entrance Hall

Storage cupboard.

Lounge/Diner

Double glazed window, French door to balcony, wooden flooring, radiator.

Kitchen

Wooden flooring, induction hob, electric oven, sink/drainage, wall and base units, space for appliances.

Bedroom One

Double glazed window, wooden flooring, radiator.

En-Suite

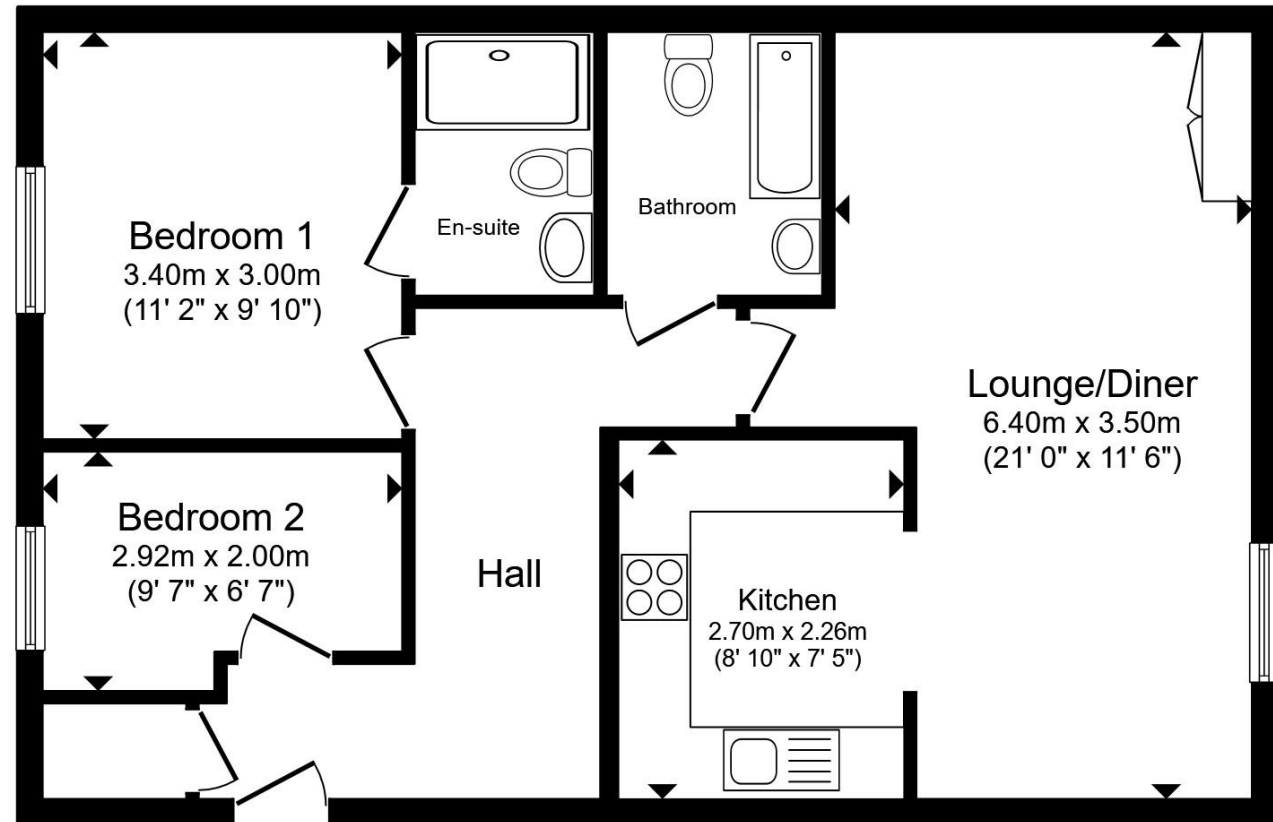
Lino flooring, shower cubicle, W/C, wash hand basin.

Bedroom Two

Double glazed window to rear, wooden flooring.

Bathroom

Lino flooring, bath with hand shower, W/C, wash hand basin, radiator.



Total floor area 64.5 m² (695 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


william
h brown



check out more properties at williamhbrown.co.uk



welcome to

Chequers Field, Welwyn Garden City

- Two Bedroom Apartment
- Second Floor
- En-Suite and Family Bathroom
- Allocated Parking
- Communal Garden

Tenure: Leasehold EPC Rating: B

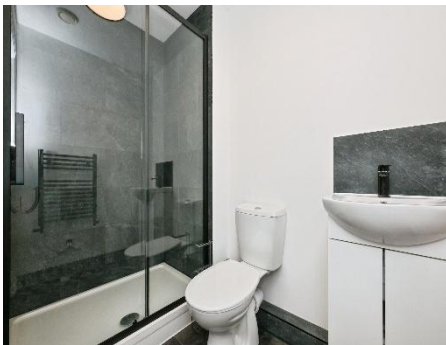
Council Tax Band: C Service Charge: 1761.00

Ground Rent: 175.00



Offers in excess of

£250,000



check out more properties at williamhbrown.co.uk

This is a Leasehold property with details as follows; Term of Lease 150 years from 01 Jan 2007. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Property Ref:
WGN109927 - 0004

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

Please note the marker reflects the
postcode not the actual property


william h brown



01707 324361



WelwynGardenCity@williamhbrown.co.uk



53 Wigmores North, WELWYN GARDEN CITY,
Hertfordshire, AL8 6PG



williamhbrown.co.uk