

£1,200 Per Month
The Paddocks
Hitchin, SG4 8YX

PROPERTY SUMMARY

This modern mid-terrace house is presented in excellent decorative order and has been recently re-carpeted throughout. The accommodation comprises: entrance hall, bright, spacious lounge, kitchen with appliances, a first-floor landing. The master bedroom has built-in wardrobes, good-size second bedroom and a pristine, modern bathroom. The property is situated close to the village and is within easy reach of the local amenities. Outside features an un-overlooked rear garden with beautiful country views, to include a patio and lawn area. This lovely home also benefits from an allocated parking space situated to the front of the property.

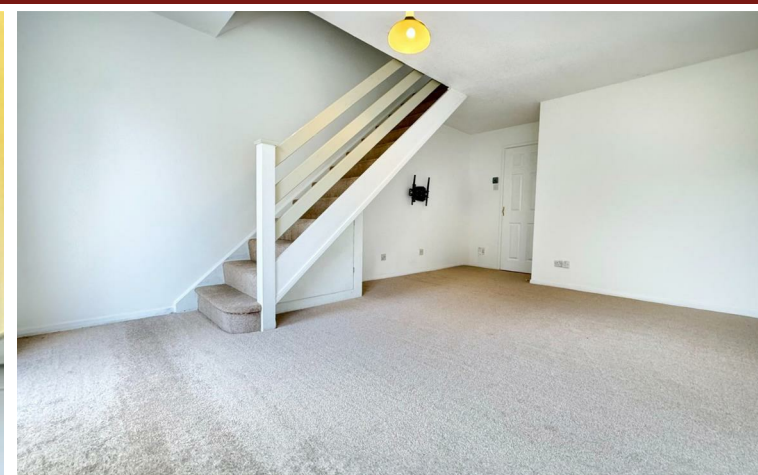
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PUTTERILLS
LETTINGS

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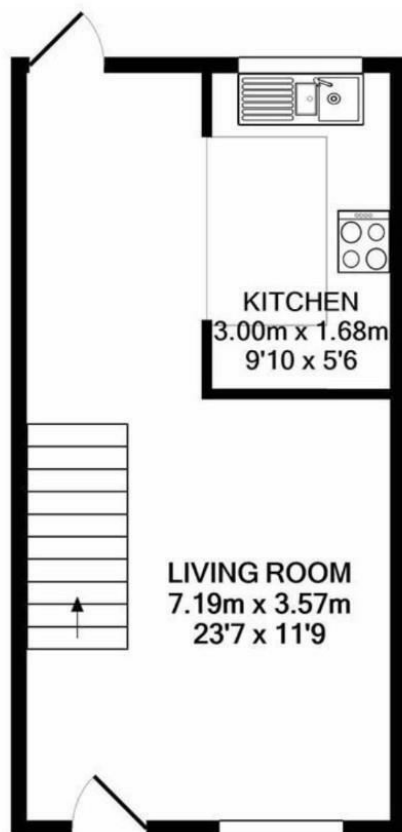




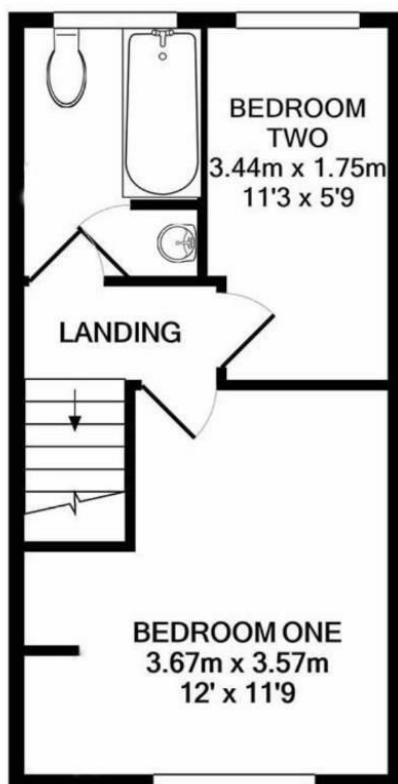
PUTTERILLS
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GROUND FLOOR
APPROX. FLOOR
AREA 25.7 SQ.M.
(276 SQ.FT.)



1ST FLOOR
APPROX. FLOOR
AREA 25.6 SQ.M.
(276 SQ.FT.)

TOTAL APPROX. FLOOR AREA 51.3 SQ.M. (552 SQ.FT.)

LOCAL AUTHORITY

North Hertfordshire

TENURE

COUNCIL TAX BAND

C

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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