



3 Bedrooms



2 Bath/Shower Rooms



3 Reception Rooms



Garage & Off-Street
Parking for 4 Vehicles



Good Size Rear Garden



EPC Band D

Council Tax

Band: D

(£2,291.70 April 2025 - March 2026).

Local Authority

Welwyn & Hatfield Borough
Council



Beehive Lane, Welwyn Garden City, AL7 4BJ
Guide Price £600,000 Freehold

Beehive Lane, Welwyn Garden City

A spacious and extended three bedroom family home situated in the popular Beehive conservation area on the south side of Welwyn Garden City. The property benefits from a garage and off-street parking, well-balanced accommodation and a sizeable rear garden.

Description

This spacious family home is situated in the desirable Beehive conservation area nearby Welwyn Garden City town centre. The property has been extended and remodelled to create a well-balanced family home.

The ground floor benefits from versatile accommodation with a large kitchen/breakfast room with ample storage options and space for various appliances. The spacious sitting room features a large window to the front allowing plenty of natural light leading through to the extended dining room with garden access. A versatile home office and shower room complete the ground floor.

Upstairs three well-balanced bedrooms are served by a family bathroom with a white three-piece suite.

Externally there is off-street parking to the front in the form of a hard standing driveway with further parking or storage available in the garage. To the rear a sizeable garden awaits laid mainly to lawn with additional patio area perfect for entertaining.

Location

Set within the Beehive Conservation area, this is one of the most sought-after parts of town. If convenience is a high priority, then the location is ideal, with the local parade of shops, including a mini supermarket, newsagent, dentist and doctor's surgery, are within a short walk.

The QE2 Hospital, Commonswood primary school and King George V playing fields, together with bus routes to the town centre, are also within close proximity.

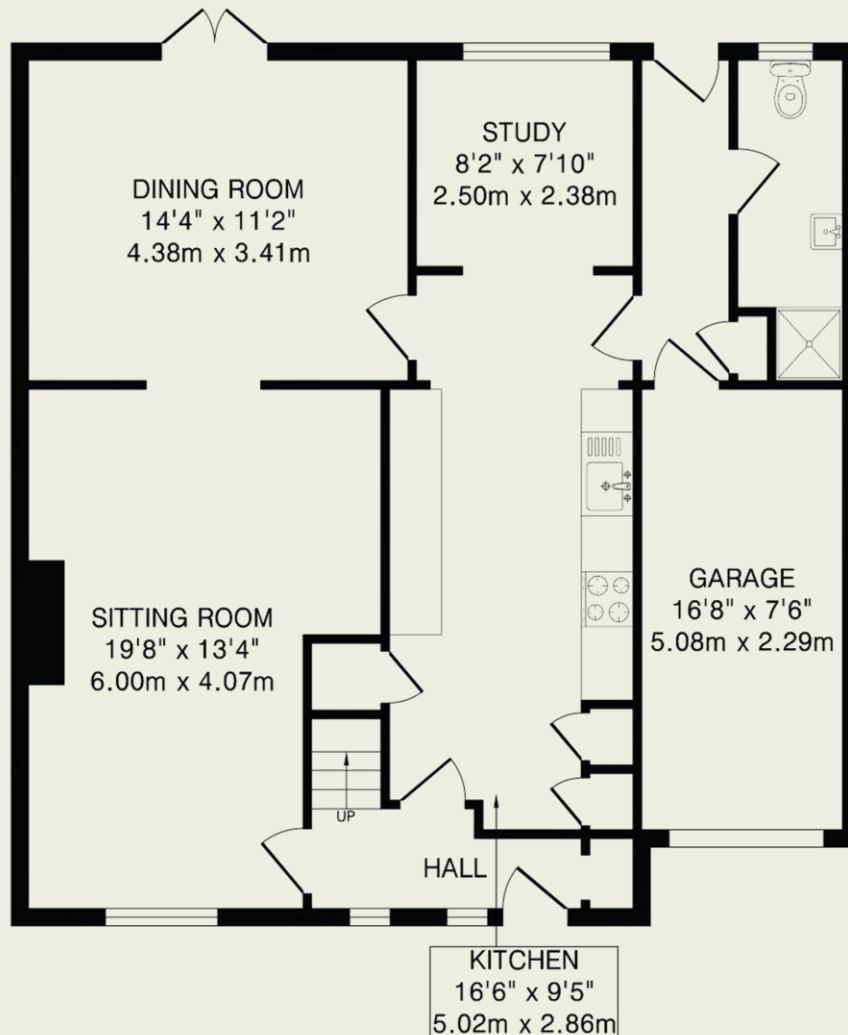
Welwyn Garden City town centre offers an extensive range of amenities with the Howard Shopping Centre, John Lewis, and Waitrose. Mainline rail services to London Kings Cross (28 minutes) are also located in the town centre.



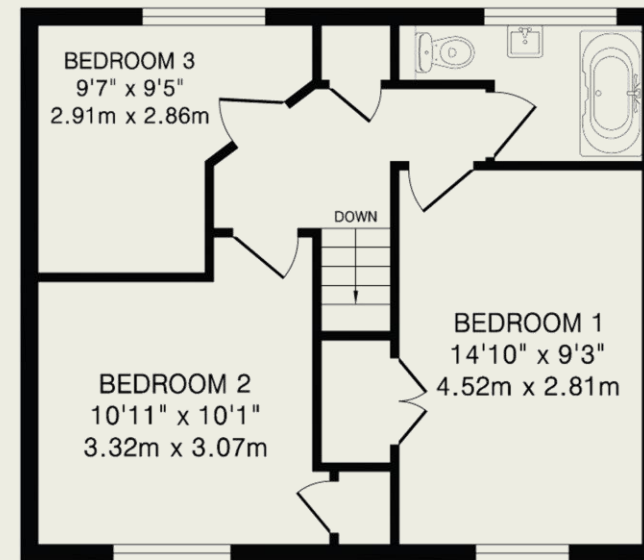


Important Information

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Ground Floor
967 sq.ft.(89.8 sq.m)approx.



First Floor
450 sq.ft.(41.8 sq.m)approx.

TOTAL FLOOR AREA: 1417 sq.ft.(131.6 sq.m)approx.