



Sloansway
Welwyn Garden City
AL7 1NA

 3 Bedrooms

 1 Bathroom

 2 Reception Rooms

 On Street Parking

 Wrap Around Garden

 EPC Band D

Council Tax
Band: D
£2,184.15 Apr 25/Mar 26.

Guide Price
£425,000 Freehold

 **ashtons**
for life's great moves



A three bedroom end terrace house, well positioned for convenient access to local amenities and transport links, being sold with no onward chain.

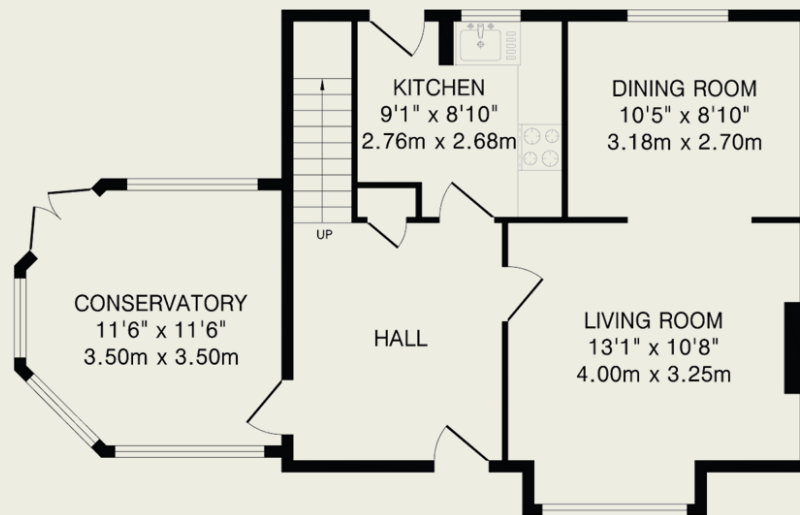
Description

This three bedroom end terrace house has the benefit of a conservatory extension to the side, increasing the already generous living space. The property has been recently decorated throughout and offers a fantastic opportunity to turn into a wonderful home, if further modernisation is required.

Well positioned for local schooling, shops and transport links, whilst being sold with no onward chain, the property offers a versatility that would appeal to first time buyers, families or investors alike.

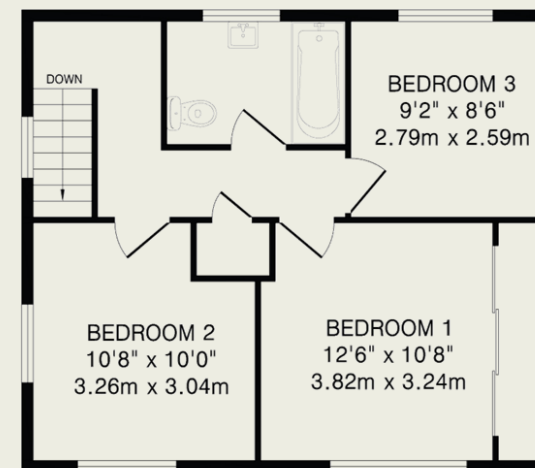
Location

Sloansway is a popular turning on the outskirts of town. The Black Fan lagoon, WGC golf course and open countryside are all nearby. There is excellent local primary schooling, a parade of shops and various transport links within close walking distance. Welwyn Garden City town centre is also an easy commute.



Ground Floor

588 sq.ft.(54.6 sq.m)approx.



First Floor

449 sq.ft.(41.7 sq.m)approx.

TOTAL FLOOR AREA: 1037 sq.ft.(96.3 sq.m)approx.

This floorplan is for illustration purposes only. The measurements and position of each element are approximate and must be viewed as such.

Important Information

These particulars do not constitute an offer or contract in whole or part. The statements contained herein are made without responsibility on the part of Ashtons or the vendors and they cannot be relied upon as representatives of fact. In respect of floor plans, these are for illustrative purposes only. The measurement and position of each element is approximate and must be viewed as such. Intending purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. The vendors do not make or give, and neither Ashtons nor any person in their employment has any authority to make or give, any representation or warranty whatsoever in relation to this property.

We offer a wide range of services through third-party providers including solicitors, surveyors, removal firms, mortgage providers and EPC suppliers. We receive additional payments for administering suppliers quoting software and making referrals. You are not under any obligation to use these services and it is your discretion whether you choose to deal with these parties or your own preferred supplier. You should be aware the average payment we received in 2021 equated to £48.36 per referral.