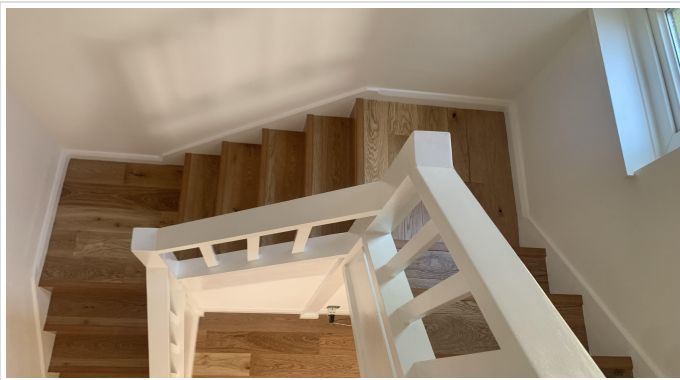


2 Bed End Of Terrace In Drovers Way , Hatfield, AL10 0PU

£380,000





## **SHORT DESCRIPTION**

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Property Ref: 16967 Two-Bedroom end of terrace home,situated in the desirable area of Birchwood Hatfield. This property has been meticulously refurbished and is presented in immaculate condition, making it an excellent choice for first-time buyers, young professionals or family oriented professionals seeking a modern home in a convenient location . Upon arrival,you are greeted with an ample on street parking at the walking foot of the property,providing a practical and easily accessible parking soolution. Stepping inside,the attention to detail is immediately apparent.The property has undergone a full refurbishment, including New wood floors, heavy duty doors and upgraded heating sistem within the year,ensuring both comfort and energy efficiency.The ground floor features a welcoming spacious reception room, perfect for relaxation or entertaining guests. The contemporary design and high-quality finishes throughout create a stylish yet homely atmosphere. The kitchen, fitted to a high standard,offers ample storage and workspace,catering to both everyday cooking and occasional dinner parties. Upstairs,the property boasts two king sized bedrooms,and ample storage space along with the family bathroom. One of the standout features of this property is the secluded rear garden, offering a private outdoor area to enjoy all fresco dining. The garden is designed to be low maintenance. Property Type: End of Terrace Full selling price: £380000.00 Pricing Options: Guide Price Tenure: Freehold Council tax band: C EPC rating: D Measurement: 870 sq.ft. Outside Space: Front Garden, Rear Garden Parking: On street Heating Type: Double Glazing, Gas Central Heating Chain Sale Possession of the property: Self-occupied -----

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**2**

**Bed Room(s)**

**1**

**Bath Room(s)**

**1**

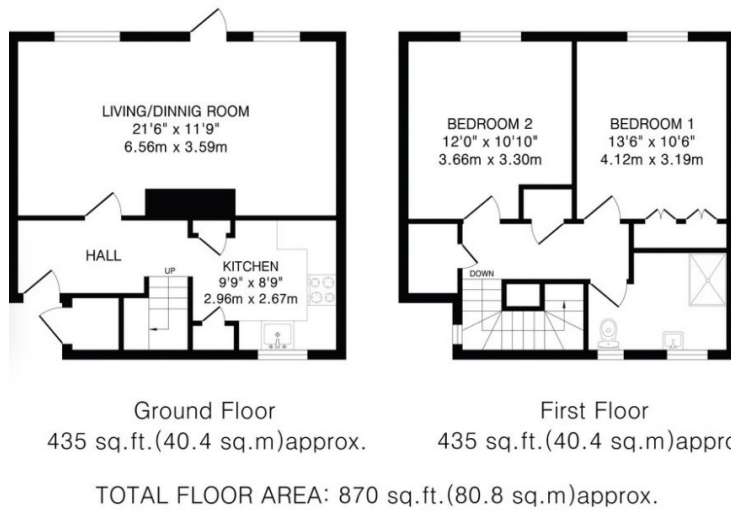
**Living Room(s)**

## **FLOOR PLAN**

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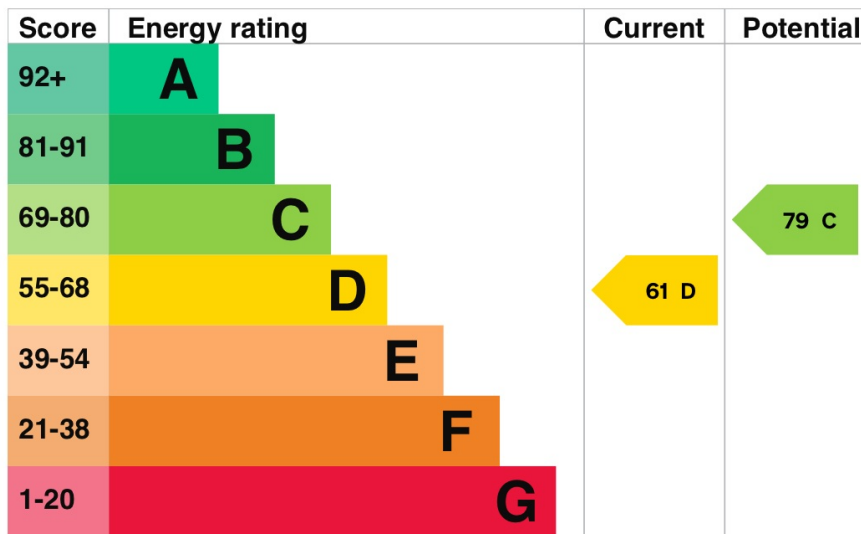
Illustrations are for identification purposes only and are not to scale.

All measurements are a maximum and include wardrobes and bay windows where applicable.



## EPC GRAPH

Illustrations are for identification purposes only and are not to scale.  
All measurements are a maximum and include wardrobes and bay windows where applicable.



The graph shows this property's current and potential energy rating.

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