



Connells

Beecholme Codicote Road
Welwyn



Property Description

Situated within the highly regarded Beecholme development, this exceptional one-bedroom apartment forms part of an exclusive collection of just eleven residences created from a striking period building on the edge of Welwyn Village.

Combining character and charm with modern living, the apartment enjoys high ceilings, generous proportions and stylish interiors throughout. The property has been finished to a high standard and is presented in excellent condition, making it an ideal purchase for first-time buyers, downsizers and investors alike.

The accommodation is centred around a superb open-plan kitchen, dining and living area, providing a bright and inviting space for both relaxing and entertaining. Dual-aspect windows allow an abundance of natural light to flow throughout the room, while French doors open directly onto a generous terrace and patio area, creating a seamless connection between indoor and outdoor living offering an attractive and private outdoor retreat.

The spacious double bedroom is well-proportioned, featuring fitted wardrobes and serviced by a contemporary bathroom with underfloor heating and a heated towel rail, adding a touch of everyday luxury.

Externally, the property benefits from allocated parking and is offered with a reasonable service charge. Ideally located, Beecholme enjoys convenient access to the amenities of both Welwyn Village and Codicote, whilst Welwyn North mainline station offers fast and frequent services into London.

Kitchen/Lounge/Diner

25' 1" x 16' 4" (7.65m x 4.98m)

Bedroom

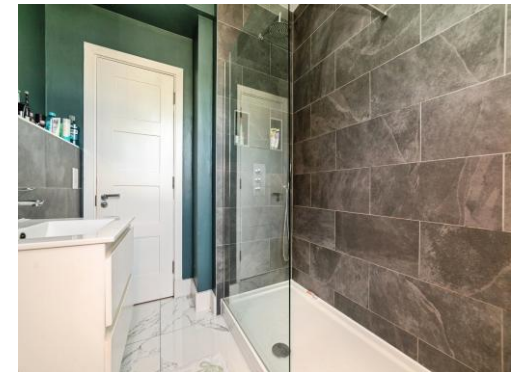
14' 11" x 9' 4" (4.55m x 2.84m)

Shower Room

8' 2" x 7' 1" (2.49m x 2.16m)

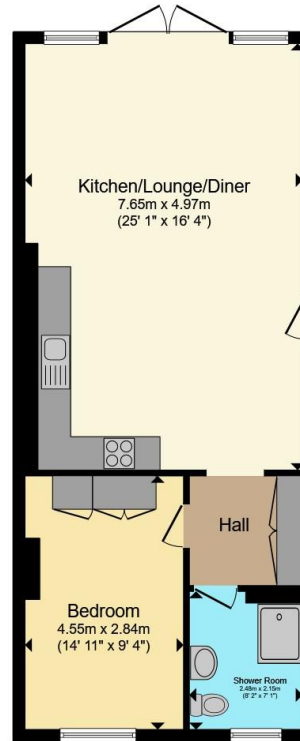
Agents Note

This property is Share of Freehold









Total floor area 61.1 m² (658 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

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To view this property please contact Connells on

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38 Wigmores North
WELWYN GARDEN CITY AL8 6PH

EPC Rating: E

Council Tax
Band: C

Service Charge:
1560.00

Ground Rent:
Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/WWY307754

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jul 2022. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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