STUNNING PROPERTY
QUEEN HOO LANE, TEWIN, WELWYN, HERTFORDSHIRE, AL6 0LT

Unfurnished, £4,995 pcm + £282 inc VAT tenancy paperwork fee and other charges apply.*
Available from 22/08/2016
STUNNING PROPERTY

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£4,995 pcm  Unfurnished

6 double bedrooms  • 4 reception rooms  • 4 bathrooms (3 en-suite)  • Large kitchen/breakfast room  • Utility room & guest cloakroom  • Extensive gardens  • Tennis court & triple garage

• EPC Rating = F
• Council Tax = H

Situation

Located in a beautiful sought after location close to Tewin Wood approximately 2.7 miles from Welwyn North and Watton-on-Stone stations. Conveniently located for access to major road links M1, A1(M) & M25.

Description

A substantial detached 6 double bedroom family home offering versatile and spacious accommodation throughout situated in a quiet and unique location on the edge of Tewin Wood within a short drive of Welwyn North station and local amenities.

Internally offering: spacious entrance hall, master bedroom with en suite and dressing room, 5 further double bedrooms 2 with en suite bathrooms, family bathroom, living room, dining room, TV room, study, large fitted kitchen/breakfast room, 2 guest cloakrooms.

Externally offering; large gardens with wooded area and patio, tennis court, triple garage and ample off street parking.

Energy Performance

A copy of the full Energy Performance Certificate is available on request.

Viewing

Strictly by appointment with Savills.
Queen Hoo Lane, Tewin, Welwyn, Hertfordshire, AL6 0LT

Gross internal area: 4144 sq ft, 385 m²
*Tenancy paperwork fees including drawing up the tenancy agreement, reference charge for one tenant - £282 (inc VAT), £36 (inc VAT) for each additional tenant, occupant, guarantor reference where required. Inventory check out fee – charged at the end of the tenancy. Third party charge, sliding scale, dependent upon property size and whether furnished/unfurnished/part furnished and the company available at the time. For example, a minimum charge being £69 (inc VAT) for a one bedroom flat in the country and maximum of £882 (inc VAT) for a 6 bedroom London house. Deposit – usually equivalent to six weeks rent, though may be greater subject to mutual agreement. Pets – additional deposit required generally equivalent to two weeks rent. For more details visit Savills.co.uk/fees. Please be advised that the local area maybe/is affected by aircraft noise. We advise you make your own enquiries regarding any associated noise within the area.

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