

Endymion Mews, Hatfield, AL10 0EW

Price: £270,000
Leasehold



Vanessa McCallum Estates Ltd
Maple House, High Street, Potters Bar,
Hertfordshire., EN6 5BS
Tel: 01707 320432
Email: sales@vanessamccallumestates.co.uk
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An extremely well-presented two double bedroom first floor apartment, located less than half a mile from Hatfield train station and ideally positioned on the borders of Hatfield's historic Old Town, with the town centre close by. The property benefits from a modern kitchen and shower room , 2 allocated private parking spaces plus visitor parking and a long lease. Viewing is highly recommended.

- 2 DOUBLE BEDROOM FIRST FLOOR APARTMENT
- MODERN KITCHEN AND SHOWER ROOM
- 2 ALLOCATED PLUS VISITOR PARKING SPACES
- LONG LEASE
- IDEALLY POSITIONED
- CLOSE TO AMENITIES

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FEATURES

DESCRIPTION

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ACCOMMODATION

ENTRANCE HALLWAY
LIVING/DINING ROOM
KITCHEN
2 DOUBLE BEDROOMS
SHOWER ROOM

2 ALLOCATED PLUS VISITOR PARKING SPACES
COMMUNAL GROUNDS

LOCATION

Endymion Mews is conveniently located in Hatfield, close to local shops, amenities and The Galleria outlet. Hatfield railway station provides direct services into London, while the A1(M) offers excellent road links to the M25 and surrounding areas. Well regarded schools, the University of Hertfordshire and nearby green spaces make this an ideal location for both commuters and families.

LOCAL AUTHORITY

Welwyn Hatfield Council.

SERVICES

Electricity Central Heating and Mains Drainage.
Council Tax Band C

£200 Service Charges per Month (not verified)
£100 Ground Rent per annum
900 plus Years left on Lease (not verified)

"There may be additional fees that could be incurred for items such as leasehold packs"

VIEWING

STRICTLY BY APPOINTMENT VIA VANESSA MCCALLUM ESTATES.

IMPORTANT INFORMATION CONCERNING THESE PARTICULARS

None of the statements contained in these particulars are to be relied on as statements of fact. Any areas, measurements or distances are approximate and are only a guide. We have not tested any equipment, appliances or services to the property. Applicants must satisfy themselves by inspection or otherwise. These particulars do not form part of any contract. Please note that this property is owned by one of the employees at Vanessa McCallum Estates.

ANTI MONEY LAUNDERING

Due to Money Laundering Regulations, all purchasers and vendors are now legally obliged to provide formal identification from any person(s) wishing to purchase/sell a property through Vanessa McCallum Estates Ltd. Facial recognition will be offered at a charge of £25 plus vat per person.

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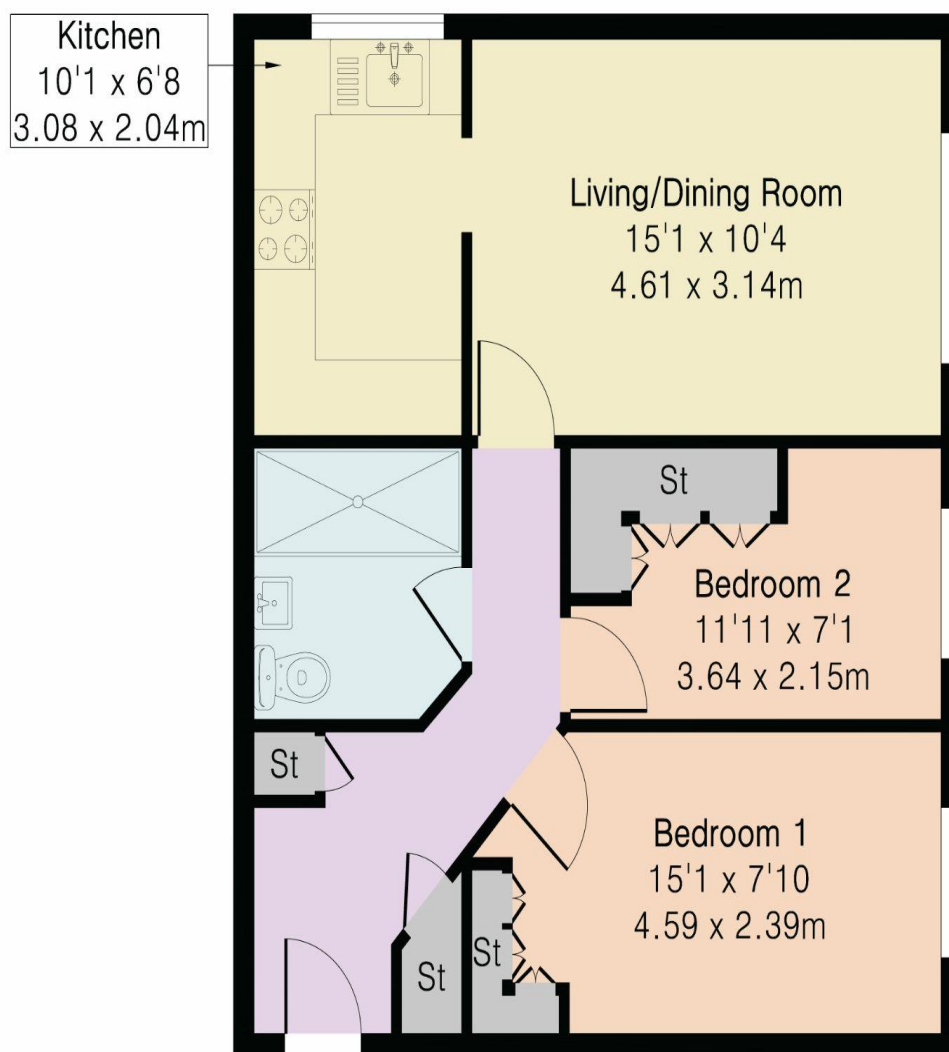
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Approximate Gross Internal Area 573 sq ft - 53 sq m



First Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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