



20 High Street, Offley, SG5 3AB

Guide Price **£495,000**



20 High Street

Offley, Hitchin

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: TBC

EPC Environmental Impact Rating: TBC

Attractive red-brick period terraced home with characterful frontage and mature planting providing privacy and kerb appeal.

The cosy front lounge features a **wood-burning stove** and leads through to a stylish **open-plan kitchen/dining space** with shaker-style units, central island and excellent storage. This flows into a bright rear snug with **vaulted ceiling, skylights, underfloor heating** and doors opening onto the garden. There is also a utility room and downstairs WC.

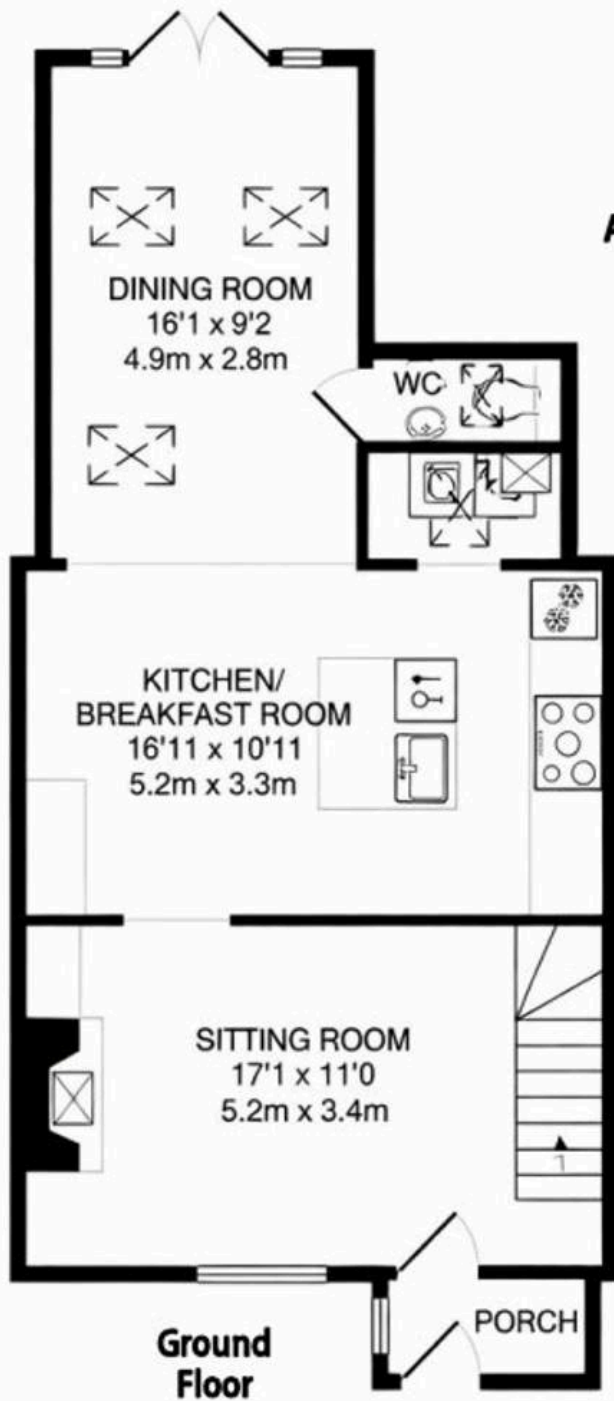
Upstairs are **three well-proportioned bedrooms**, including a charming attic room with vaulted ceiling and eaves storage. The spacious bathroom features a **freestanding roll-top bath, walk-in shower** and contemporary fittings.

Outside, the **south-west facing garden** offers a lawn, paved seating area and useful outbuildings, making it ideal for relaxing and entertaining.

- CHAIN-FREE
- Cosy lounge with feature fireplace and wood-burning stove
- Stylish open-plan kitchen
- Bright rear snug with vaulted ceiling
- Three bedrooms arranged over two floors
- Contemporary bathroom with roll-top bath and walk-in shower
- South-west facing rear garden with lawn, patio and outbuildings
- Sought-after village location in Offley, close to Hitchin and commuter links



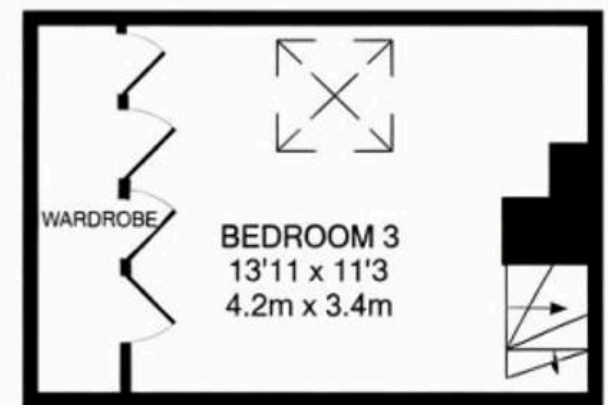




Approximate Internal Floor Area: 105 sq m / 1,032 sq ft. This floor plan is for illustrative purposes only
All measurements, opening and orientation are approximate. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection



First Floor



Second Floor