



Bryan Bishop
and partners

Lumbards
Welwyn Garden City, AL7 1PQ

Lumbards

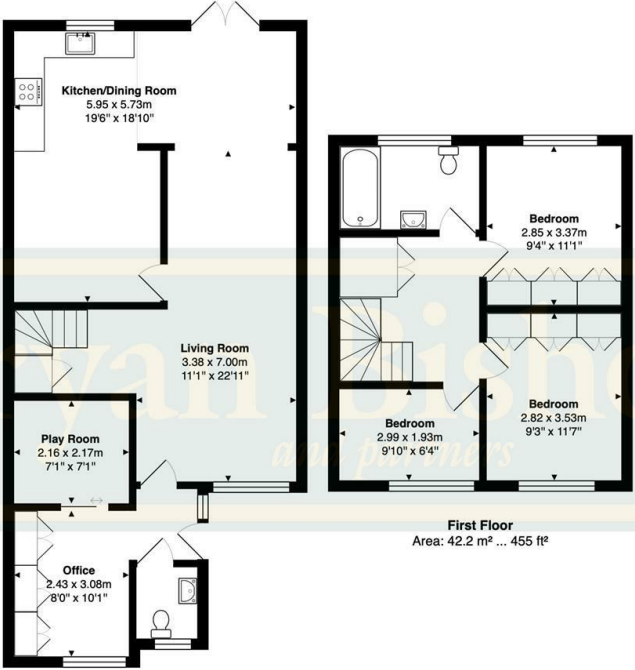
Welwyn Garden City, AL7 1PQ

Summary

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Bryan Bishop and Partners are delighted to bring to the market this lovely three-bedroom family home in a quiet residential road on the outskirts of Welwyn Garden City. Ideally located to readily access all of the abundant facilities across the city, yet also just a short walk from the wonderful open countryside, this fabulous house is presented in immaculate condition inside and out and benefits from a recent extension and comprehensive refurbishment, including new windows and a superb luxury bathroom. The accommodation is spacious and well planned to meet all your family's needs, with the added benefits of a ground floor guest cloakroom, office, and playroom.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	69	83
England & Wales		
EU Directive 2002/91/EC		



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