



Bryan Bishop
and partners

Turpins Ride
Welwyn, AL6 0QS



Turpins Ride

Welwyn, AL6 0QS

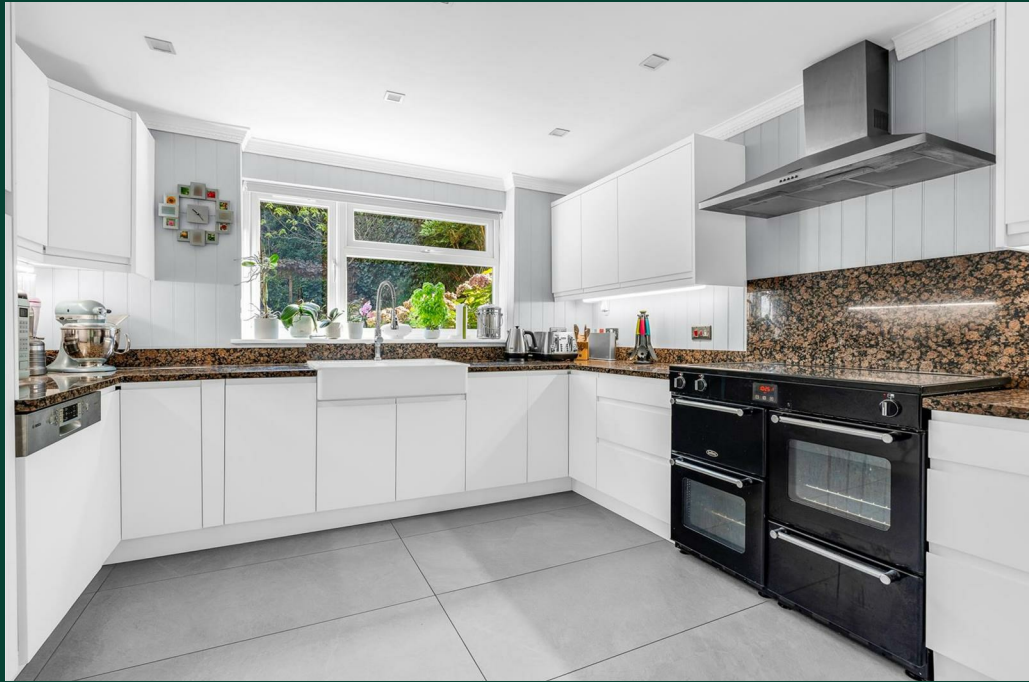
Summary:

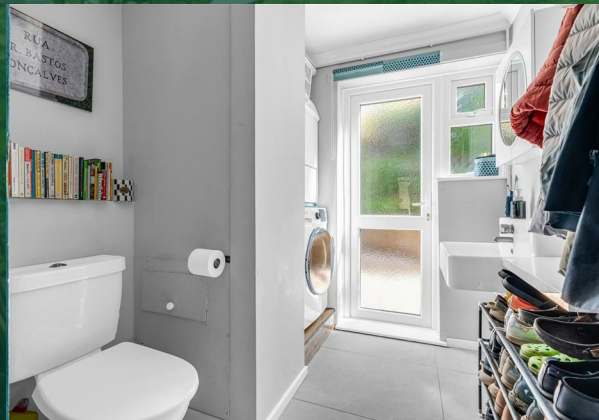
Bryan Bishop and Partners are delighted to bring to the market this spacious five bedroom, two bathroom family home in the highly sought after Oaklands area of Welwyn. Overlooking a wonderful wooded area to the front, yet within easy reach of the vibrant village of Welwyn, as well as great rail and road links north and south, this house represents a fabulous opportunity to enjoy Hertfordshire rural living at its finest within commutable distance of central London. Five double bedrooms and two separate family bathrooms equip this modern detached house with the ability to easily cope with a large family, whilst two of the bedrooms have access out onto a superb balcony overlooking the woodland opposite. On the ground floor, the intelligently configured layout creates a skilfully blended mix of open plan areas and enclosed rooms, making the best use of the abundant space available, and includes a valuable ground floor guest cloakroom that neatly multitasks as a utility/laundry room.

Accommodation:

This is an attractive modern house, benefiting from large picture windows that offer a really welcoming frontage and a pretty front door, with a central glazed panel and full height opaque windows flanking it on either side, set beneath a welcoming protective porch area created by the extended balcony above. Inside you are welcomed by a correspondingly light, bright modern interior, presented in fabulous decorative condition throughout. The substantial entrance hall runs back through the property, flowing alongside and then around and underneath a beautifully crafted staircase, elegantly constructed to rise up through the centre of the house, joining open plan with the dining room positioned to the front of the kitchen. This creates a wonderful open space as a central hub with a gloriously free flow into, around and through it. Around the outer walls are doors opening into the front facing living room and the family room at the rear, as well as, a perfectly placed guest cloakroom/utility/laundry room. The whole area is abundantly lit thanks to multiple windows in and around the front door as well as further windows set into two separate aspects of the dining area. The flexibility and adaptability on offer in this house is quite exceptional. Virtually the whole ground floor is fully interchangeable giving you almost unlimited opportunity to configure the various spaces to completely dovetail into your lifestyle. Of course this valuable attribute is repeated up on the first floor with five separate bedrooms that could each take on other roles such as a home office, dressing room or playroom without really compromising the number of rooms still available for sleeping.

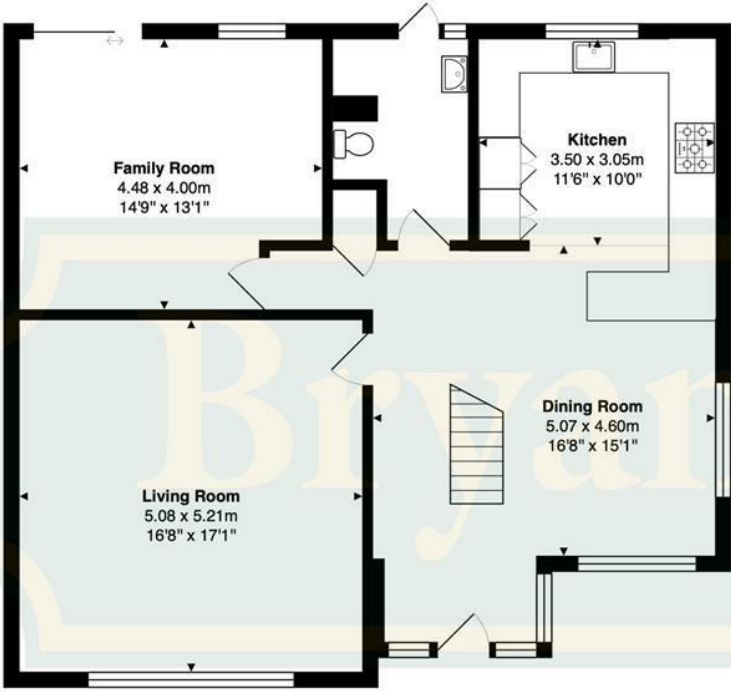




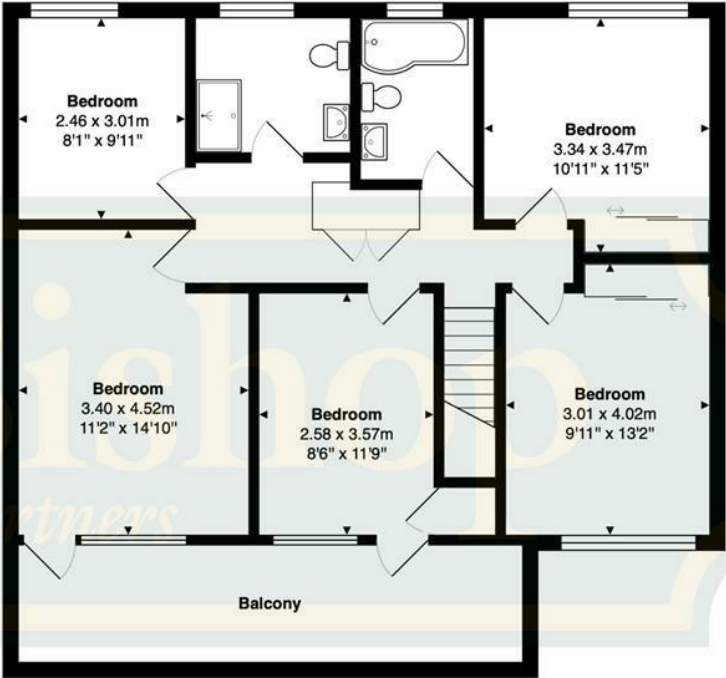








Ground Floor
Area: 90.9 m² ... 978 ft²



First Floor
Area: 92.3 m² ... 994 ft²

Total Area: 183.2 m² ... 1972 ft²

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		
	60	76
EU Directive 2002/91/EC		
England & Wales		









Bryan Bishop
and partners

6a High Street | Welwyn | AL6 9EG | 01438 718877 | info@bryanbishop.co.uk | www.bryanbishop.co.uk Find us on

