



Bryan Bishop
and partners

Fulling Mill Lane
Welwyn, AL6 9NS

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Summary

SOLD via our discreet marketing service, if you are thinking of buying in the area, make sure you register your interest with Bryan Bishop and Partners. We have similar properties for sale that are not advertised online.

Summary

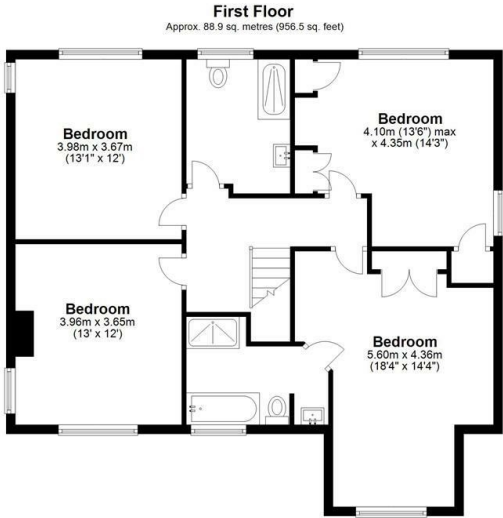
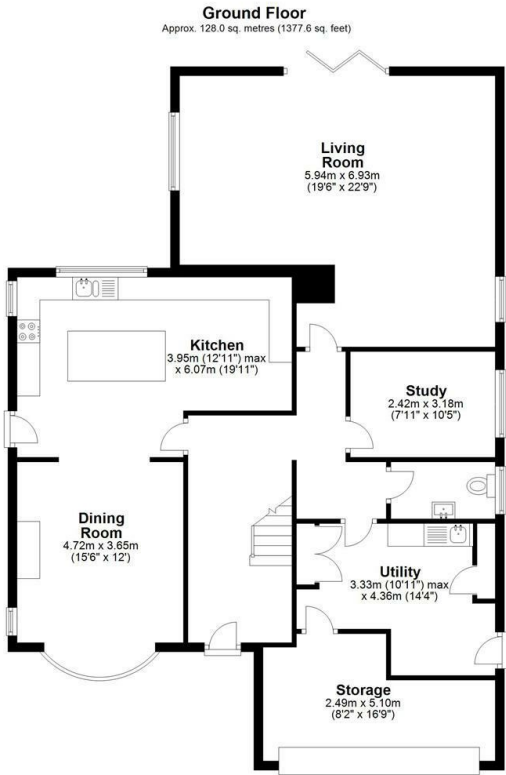
A superb four bedroom detached family home located opposite the idyllic Singlers marsh nature reserve and just a short walk to the popular village of Welwyn.

Accommodation

Enter via the spacious entrance hallway that leads through into the kitchen/dining room, this large room is flooded with an abundance of natural light via the three aspects, including:- front aspect bay window, two side aspect windows, door and large rear aspect window overlooking the garden. The kitchen is fitted with a range of base and eye level units as well as integrated and freestanding appliances with island. The kitchen is served by a separate utility that leads onto a storage room with exterior garage door. To the rear of the property is a triple aspect living room with bi-fold doors leading out onto the private rear garden. Additionally, there is a study and cloakroom on the ground floor.

Heading upstairs, there is a central landing that leads to all four double bedrooms, with four piece en-suite and fitted wardrobes to the master and triple aspects to the remaining three. These bedrooms are served by a family bathroom.





Total area: approx. 216.8 sq. metres (2334.0 sq. feet)

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
92 plus) A	
(81-91) B	
(69-80) C	84
(55-68) D	72
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England & Wales	EU Directive 2002/91/EC





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