



Bryan Bishop
and partners

New Road
Welwyn, AL6 0AL

£2,300 Per month



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Summary

BRAND NEW - Almost 1000 square foot two double bedroom first floor apartment with LIFT access, luxuriously finished with impressive communal entrance hallway and gated driveway that has allocated parking for two cars.

Accommodation

Once you are in the apartment you are greeted by a spacious entrance hallway, a set of double doors leads into a huge open plan kitchen/living/dining room with dual south-east aspect and balcony, perfect for al fresco dining. The kitchen has a range of base and eye level units with integrated Siemens appliances and Quooker instant hot water tap. The kitchen is served by a separate utility, complete with washing machine and tumble dryer.

There are two double bedrooms with bespoke fitted furniture & wardrobes, and two beautifully appointed bathrooms. There is underfloor heating throughout and high ceilings.

To the exterior of the apartment there are two allocated parking spaces with a spur for EV charging as well as westerly aspect landscaped communal garden that provides pathways to a delightful sunny terrace area and is laid to lawn with a peaceful woodland backdrop. To the rear of the property is an individual secure storage building

Each apartment at Mulberry Manor comes with two parking spaces and a spur for an EV charging point per home, a lift to all floors and the practical benefit of individual secure storage buildings tucked away at the rear.

Location

Digswell is a much sought-after location, lying approximately 2 miles to the east of Welwyn village and 2 miles to the north of Welwyn Garden City. The area is ideal for those wishing to commute as Welwyn North Station, which lies within a few minutes' walk from the property, offers a fast and frequent service into Kings Cross, taking from 28 minutes. There is also a cafe, shop and many pubs within walking distance. Junction 6 of the A1(M) is within 1.5 miles.







INTERIOR

Communal Entrance Hallway

Lift

FIRST FLOOR

Entrance Hall

Kitchen/Living/Diner

Balcony

Living Area

Utility

Kitchen

Dining Area

Main Bedroom

En-suite

Bedroom Two

Jack & Jill Bathroom

EXTERIOR

Gated Driveway

Two Parking Spaces

Lockable Store Room

Communal Gardens





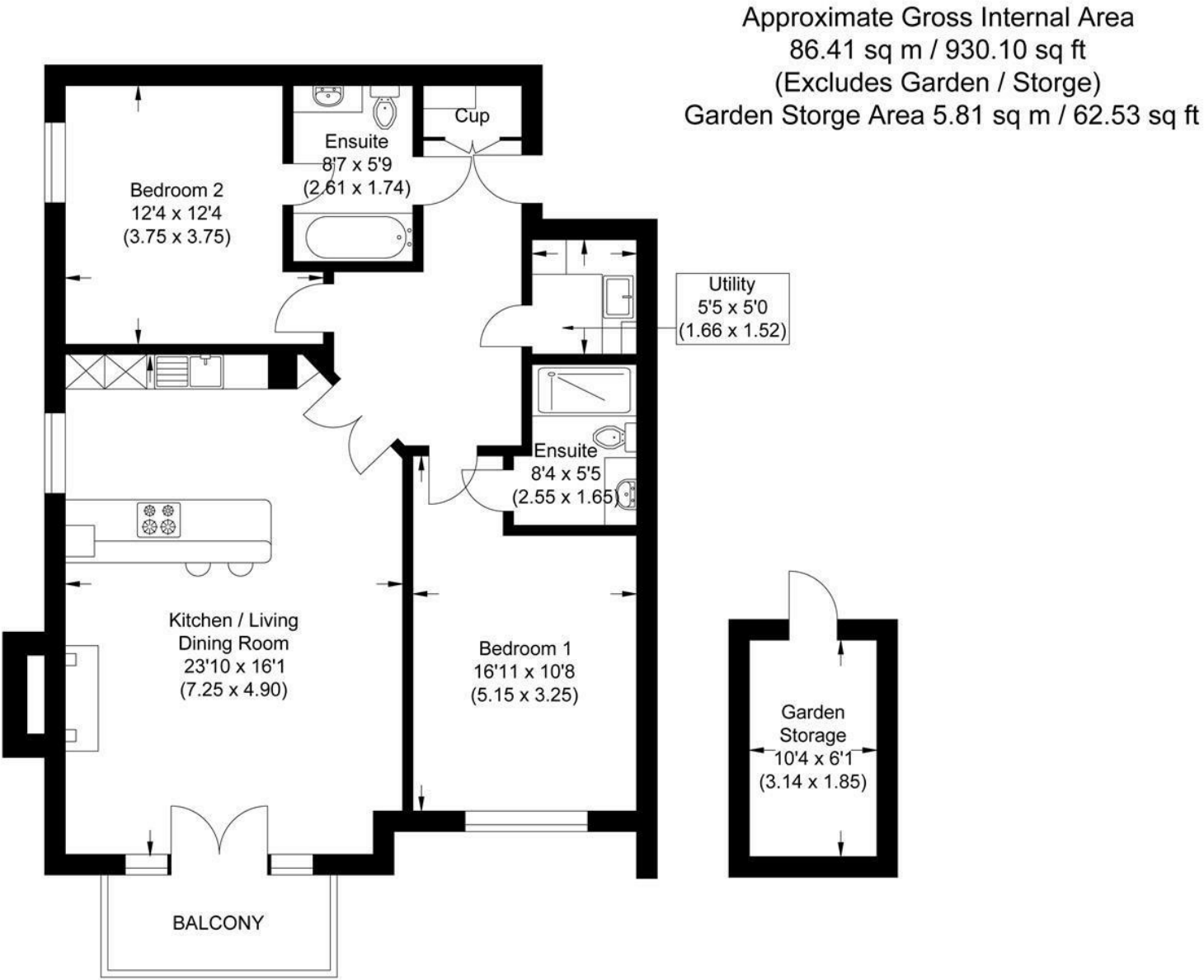
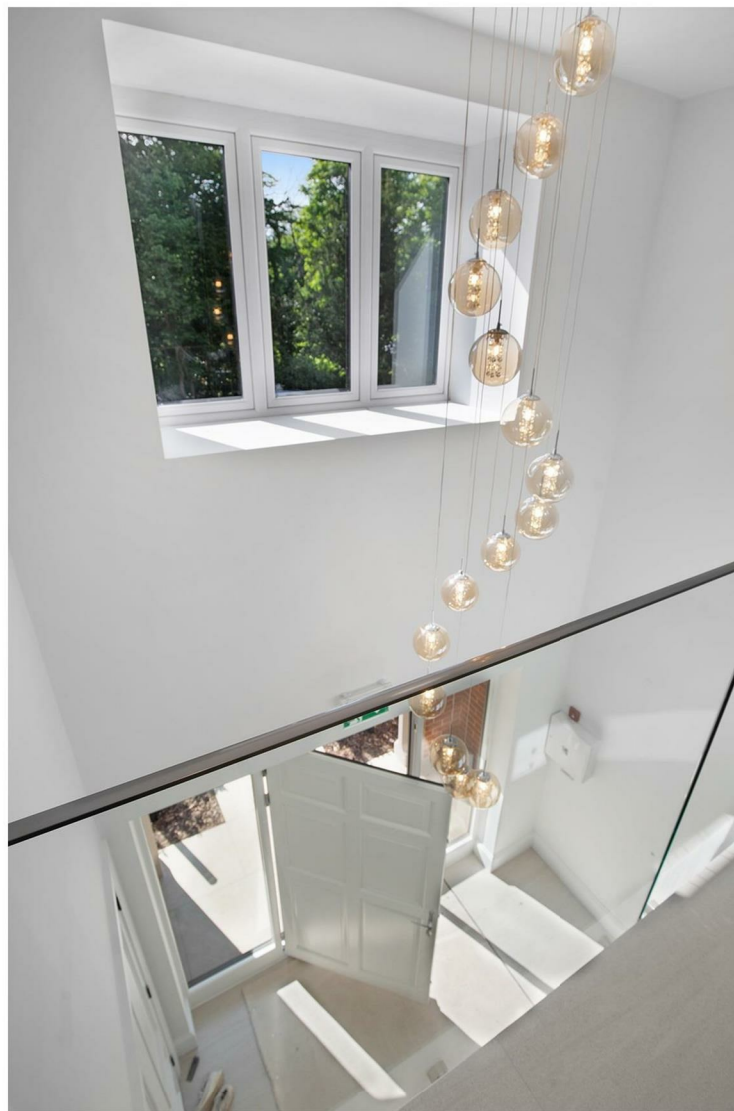


Illustration for identification purposes only, measurements are approximate, not to scale.

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		
England & Wales		
EU Directive 2002/91/EC		







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