



57 High Street, Whitwell, Hitchin, Hertfordshire, SG4 8AH

**£1,800 Per calendar month**

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Handside House, Handside Lane,  
Welwyn Garden City, Herts AL8 6TA



**57 High Street, Whitwell, Hitchin, Hertfordshire, SG4 8AH**

A charming 3 bedroom character cottage on Whitwell High Street. The property benefits from a long garden with garden office. Upstairs are 3 bedrooms and a bathroom. Living room, dining room and kitchen. Convenience store just a minutes walk away. Hitchin town centre and station are a 15 minute drive.

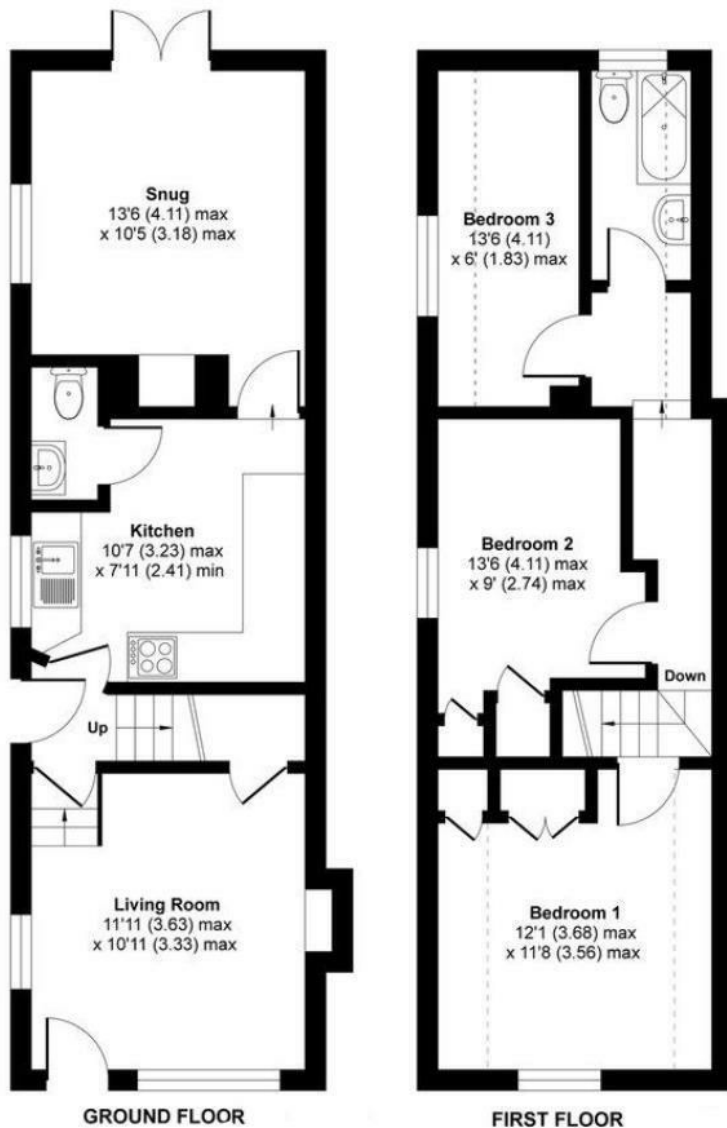
- Kitchen 10'7" x 7'10" (3.23m x 2.41m)**
- Dining room/snug 13'5" x 10'5" (4.11m x 3.18m)**
- Living room 11'10" x 10'11" (3.63m x 3.33m)**
- Cloakroom**
- Bedroom 1 12'0" x 11'8" (3.68m x 3.56m)**
- Bedroom 2 13'5" at max x 8'11" (4.11m at max x 2.74m)**
- Bedroom 3 13'5" x 6'0" (4.11m x 1.83m)**
- Bathroom**
- Garden office 9'10" x 9'10" (3m x 3m)**



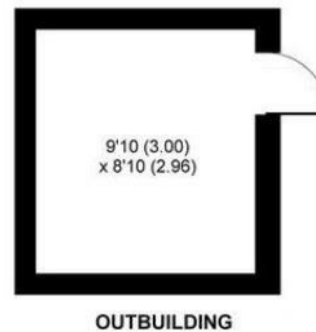
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Company incorporated in England No. 4713968  
VAT No. 745 8368 91





Approximate Area = 802 sq ft / 74.5 sq m  
 Limited Use Area(s) = 72 sq ft / 6.7 sq m  
 Outbuilding = 87 sq ft / 8.1 sq m  
 Total = 961 sq ft / 89.3 sq m  
 For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n/checom 2020. Produced for Country Properties. REF: 620860



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		100
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	53	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
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