Whittaker & Co

THE PROPERTY PEOPLE









107 High Street

Kimpton, SG4 8QL

An impressive 3 bedroom family home with a well presented interior, which is located in a friendly Hertfordshire village. Notable features include a lovely fitted kitchen, stunning bathroom and a landscaped south facing rear garden with a range of timber outbuildings that include an insulated home office.

Guide price £550,000

107 High Street

Kimpton, SG4 8QL

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- Well presented terraced house, located in a sought after village location
- Living room with feature open fireplace , opens to a spacious dining area
- Off street parking for 3 to 4 cars
- Open plan lounge/dining room with open fireplace
- 3 double bedrooms, shower room and beautiful bathroom with whirlpool bath
- The village has a well regarded primary school, together with an excellent Budgens/post office , friendly village pub and coffee shop
- Modern fitted kitchen incorporating a gas hob, electric over, chimney extractor, dishwasher, fridge and freezer
- South facing landscaped rear garden with raised deck, insulated home office, summer house and generous workshop
- Wheathampstead (3.1 miles), Harpenden Station (4.2 miles), Hitchin Town Centre (8.7 miles)

GROUND FLOOR

Entrance Hall

Living Room
13'1 x 12'9 (3.99m x 3.89m)

Dining Area
13'1 x 9'8 (3.99m x 2.95m)

Kitchen
10'9 x 10'8 (3.28m x 3.25m)

Bathroom

FIRST FLOOR

Landing

Bedroom One
11'11 x 10'11 (3.63m x 3.33m)

Bedroom Two
12'5 x 9'4 (3.78m x 2.84m)

Bedroom Three
10'10 x 10'7 max (3.30m x 3.23m max)

Shower Room

EXTERNALLY

Rear Garden
72' deep approx (21.95m deep approx)

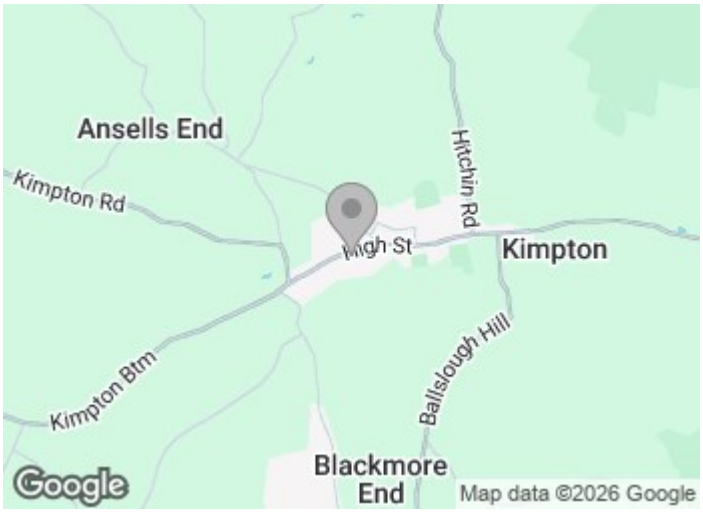
Off Street Parking

OUTBUILDINGS:

Workshop
18'3 x 8'6 (5.56m x 2.59m)

Home Office
9'10 x 7'7 (3.00m x 2.31m)

Summer House
6'8 x 4'6 (2.03m x 1.37m)



Directions









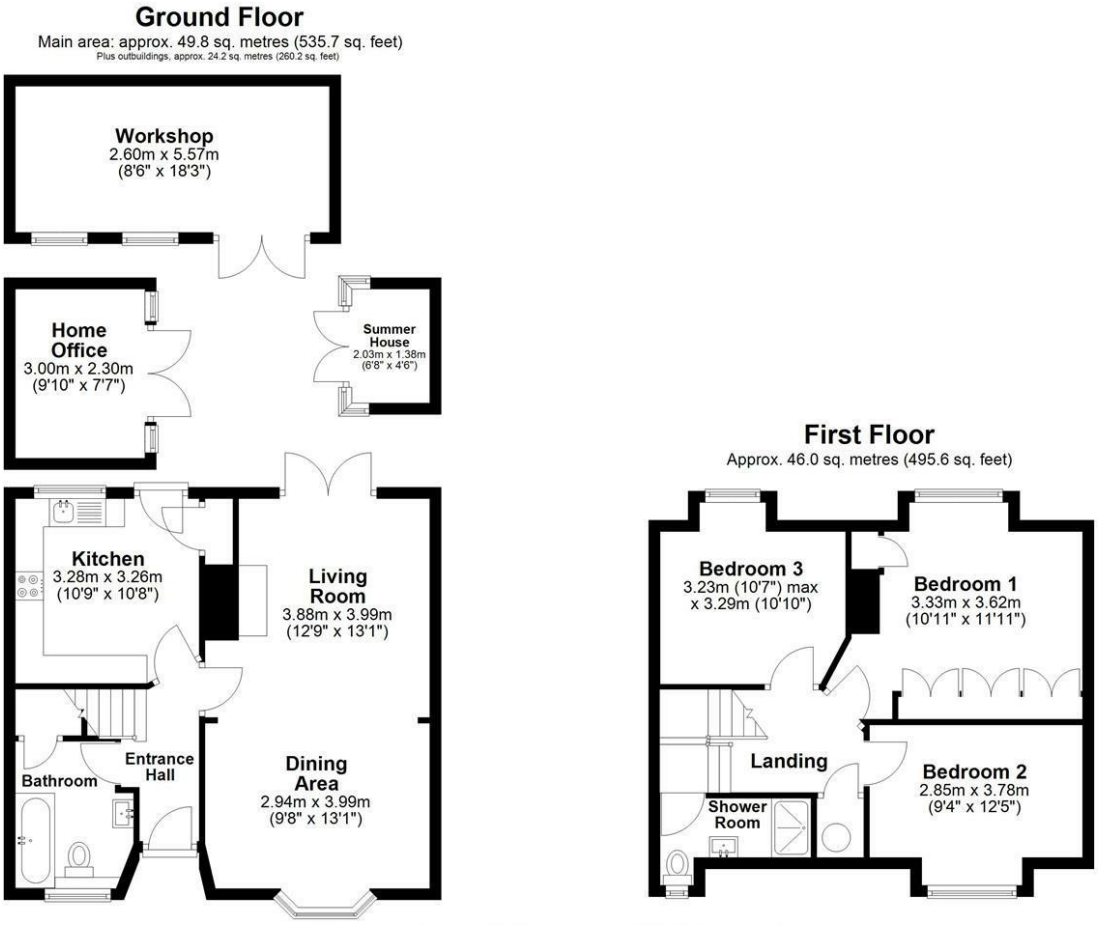








Floor Plan

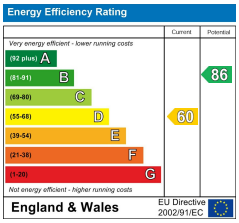


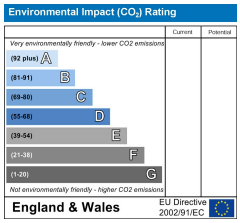
Main area: Approx. 95.8 sq. metres (1031.4 sq. feet)
Plus outbuildings, approx. 24.2 sq. metres (260.2 sq. feet)

Sketch layout only. Not to scale. Plan produced for Whittaker & Co.

Plan produced using PlanUp.

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1 Leyton Green, Harpenden, Hertfordshire, AL5 2TE
Tel: 01582 761500 Email: sales@whittakerandco.co.uk www.whittakerandco.co.uk