



Valley Road, Welwyn Garden City, AL8 7DP  
Guide Price £725,000



# PROPERTY SUMMARY

Nestled on the desirable Valley Road in Welwyn Garden City, this charming three-bedroom semi-detached house presents an exceptional opportunity for discerning buyers. Offered with a guide price of £725,000, this property combines comfortable living with significant potential for future enhancement, all within a short distance of the vibrant town centre.

Externally, the property truly shines with its substantial rear garden. This impressive outdoor space offers a private oasis for relaxation, recreation, and al fresco dining. The generous proportions allow for various landscaping possibilities, from creating vibrant flowerbeds to establishing a dedicated children's play area or a productive vegetable patch. It's an ideal setting for enjoying the warmer months and provides a wonderful extension to the indoor living space.

3



1



2







PUTTERILLS  
— est. 1992 —





























Ground Floor

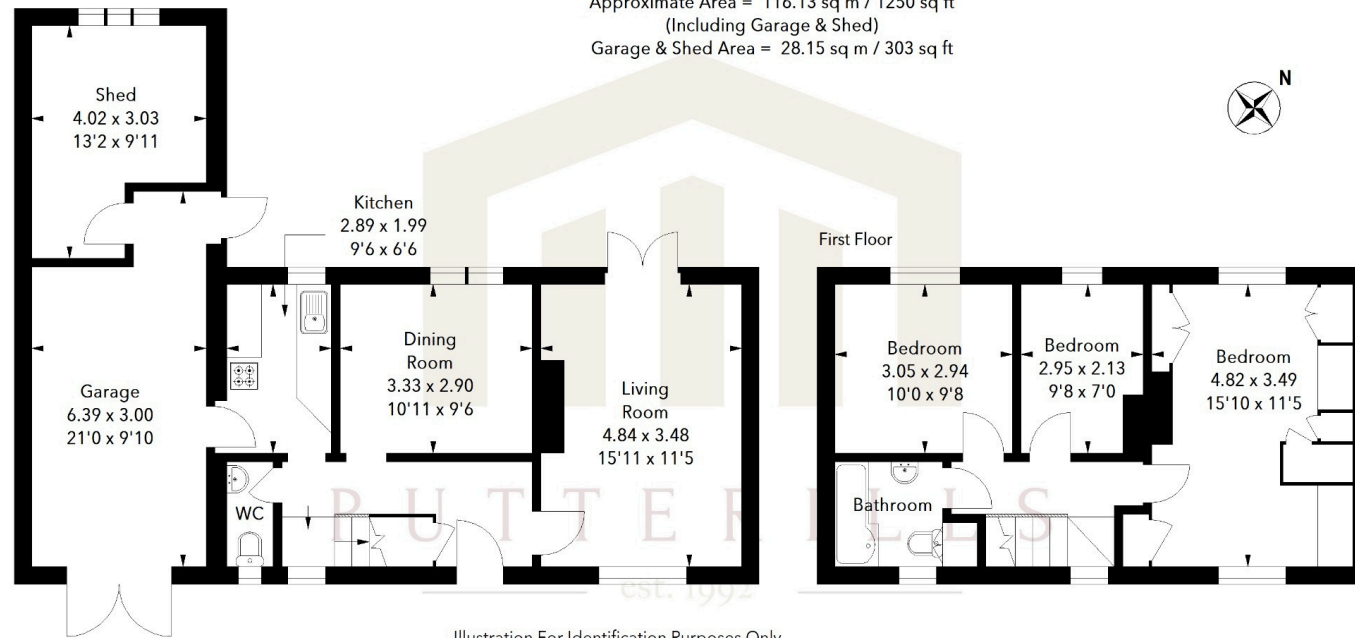


Illustration For Identification Purposes Only.  
 All measurements and areas are approximate, not to scale.  
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LOCAL AUTHORITY  
 Welwyn Hatfield

TENURE  
 Leasehold

COUNCIL TAX BAND  
 E

VIEWINGS  
 By prior appointment only

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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