

105, Ludwick Way

Welwyn Garden City,
Hertfordshire, AL7 3PL

Guide Price £575,000

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This three-bedroom semi-detached home combines comfortable living accommodation with a contemporary kitchen diner opening directly onto the rear garden. A separate living room, utility room, and 2 bathrooms provide a practical layout for family life. Outside, the garden features a patio, lawn and ornamental pond, while a driveway to the front provides parking for two cars.

- Three-bedroom semi-detached home
- Driveway providing parking for two cars
- Contemporary kitchen diner with rooflight and garden access
- Rear garden with patio, lawn and ornamental pond
- Within 1 Mile of Welwyn Garden City Train Station
- Convenient access to local shops, schools and bus routes

Ground Floor

Hallway

The entrance hallway is accessed through the front door with decorative obscured-glass panels, allowing natural light in while maintaining privacy. Light-coloured walls and a contemporary white vertical radiator create a simple, welcoming entrance.

Living Room

The living room enjoys a wide front-facing window with Georgian-style glazing bars, bringing in plenty of natural light and offering an outlook towards the front garden. Light-coloured walls provide a neutral backdrop, with a radiator positioned beneath the window.

Kitchin Diner

The kitchen diner features contrasting navy and light grey Shaker-style cabinetry with white marble-effect worktops and an inset sink beneath a garden-facing window. An integrated oven and dishwasher, together with a contemporary extractor hood, serve the kitchen area. Wood-effect herringbone flooring adds warmth, while a large rooflight and recessed lighting create a bright setting for cooking and dining. Grey-framed glazed Bifold doors open directly onto the rear patio, connecting the room with the garden.

Utility

The utility room provides additional space for household appliances and storage, including a tall fitted cupboard. A window with Georgian-style glazing bars brings in natural light, while light-coloured walls and an extractor fan add to the practical setting.

Bathroom

The cloakroom incorporates a white suite comprising a panelled bath, WC and wash hand basin set within a vanity unit. White tiled walls feature blue mosaic accents, echoed in the mosaic floor. A chrome heated towel rail and mirrored cabinet provide practical additions, while an obscured-glass window allows natural light and privacy.







First Floor

Landing

The landing benefits from a window providing natural light, complemented by white walls and the ceiling hatch provides access to the loft

Master Bedroom

The master bedroom enjoys a wide rear-facing window overlooking the garden, allowing plenty of natural light into the room. Soft neutral décor and carpeted flooring create a restful feel, complemented by a contemporary white vertical radiator.

Bedroom 2

Bedroom two benefits from a front-facing window with Georgian-style glazing bars, providing plenty of natural light. Light-coloured walls, dark grey carpet and a radiator complete the room.

Bedroom 3

Bedroom three features a front-facing window with Georgian-style glazing bars, providing plenty of natural light, with a radiator beneath. A built-in double-door cupboard offers useful storage, while yellow walls and neutral carpet complete the space.

Bathroom

The bathroom features a white suite comprising a bath with an overhead shower and black-framed glass screen, a wash hand basin set within a vanity unit and a concealed-cistern WC. Green hexagonal feature tiles contrast with light grey wall tiling and black-and-white patterned flooring. Black fittings and a matching heated towel rail give a contemporary finish, while an obscured-glass window provides natural light and privacy.

Outside

Front Garden

Pressed concrete driveway providing off road parking for at least two vehicles. Shrub and hedge surround.

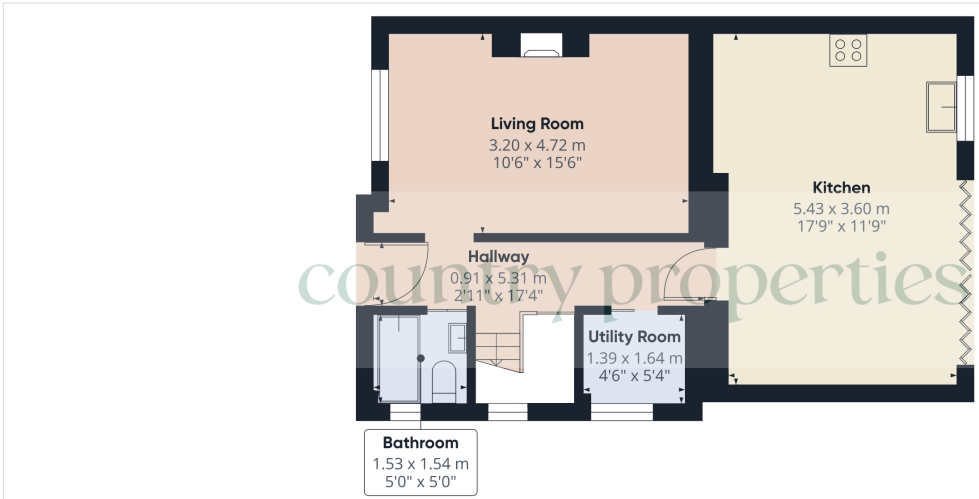
Rear Garden

The rear garden offers a paved patio adjoining the kitchen diner, ideal for outdoor dining and entertaining, leading onto a lawn bordered by established hedging. A raised ornamental pond adds a distinctive feature, while stepping stones lead towards the rear, where a summerhouse provides a further spot to relax. A timber shed offers useful garden storage.

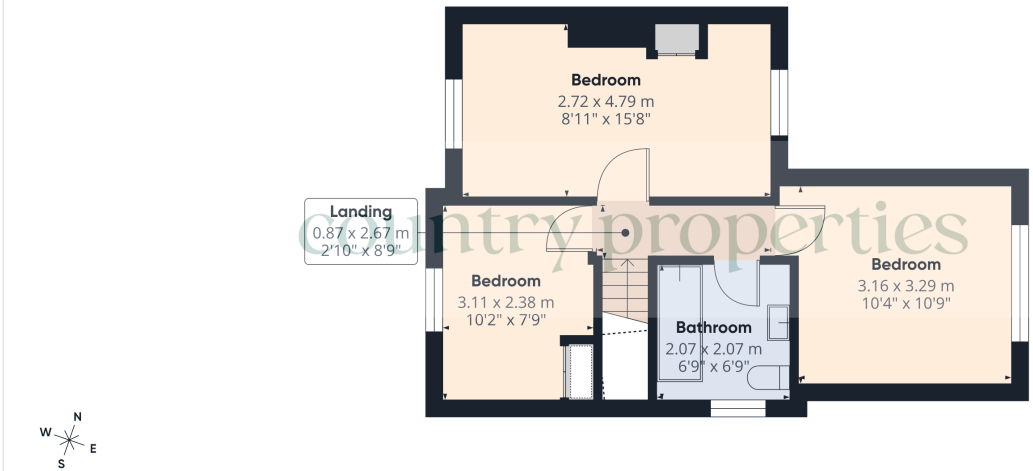








Ground Floor



Floor 1

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Approximate total area(1)

84.7 m²

911 ft²

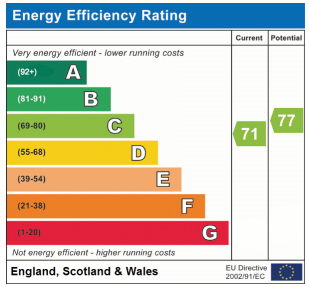
(1) Excluding balconies and terraces

Reduced headroom

..... Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given and that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure

Viewing by appointment only

Country Properties | 3, Bridge Road | AL8 6UN
T: 01707 339146 | E: welwyngc@country-properties.co.uk
www.country-properties.co.uk

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