



PUTTERILLS

— est. 1992 —

Hawthorne House, Glamis Close, The Spinney, Bragbury Lane, Bragbury End, SG2 8TJ

Price £865,000

Brand new & highly luxurious gated development of just 5 individual dwellings

'Hawthorne House' forms part of an exclusive & luxurious remote controlled gated development including just 5 individual detached homes that have been constructed with a superb specification by the highly reputable 'Queensbury Homes'.

Built of traditional hand made brick and block construction, each property boasts double glazed sash windows with stone sills, mains operated smoke detectors, high performance lockable double glazed windows, BT, TV and satellite points from principle rooms & Pre - wired for Sky plus, recessed downlighters to kitchens, bathrooms and en suites, security alarm & wired for Cat 6, gas fired underfloor heating to ground floor and radiators to first floor.

This property currently has no carpets and wardrobes. These will be fitted once a buyer is agreed, with input from the buyer.

10 year build zone warranty. <https://www.queensburyhomes.co.uk>

Bragbury End borders the northern end of Datchworth and is ideally placed for convenient access to Welwyn Garden City, Stevenage and close-by Knebworth (with British Rail Mainline stations to London's Kings Cross).

Floor plan attached for reference.

Private schooling & golf

The area has a variety of private schooling and includes:

Sherrardswood, Aldwickbury, St Francis' College, Princess Helena, St Edmunds College, St Albans girls & boys school, St Albans Abbey School, Heath Mount in Watton at Stone, Kingshott and Haileybury, Duncombe at Bengoe, St. Christopher's in Letchworth and Queenswood.

There is an excellent choice of golf courses in the area including close by Stevenage, Bocket Hall with the Auberge

du Lac restaurant, Knebworth & Aldwickbury Park.

The following times & distances are approximate and should be seen as a guide only.

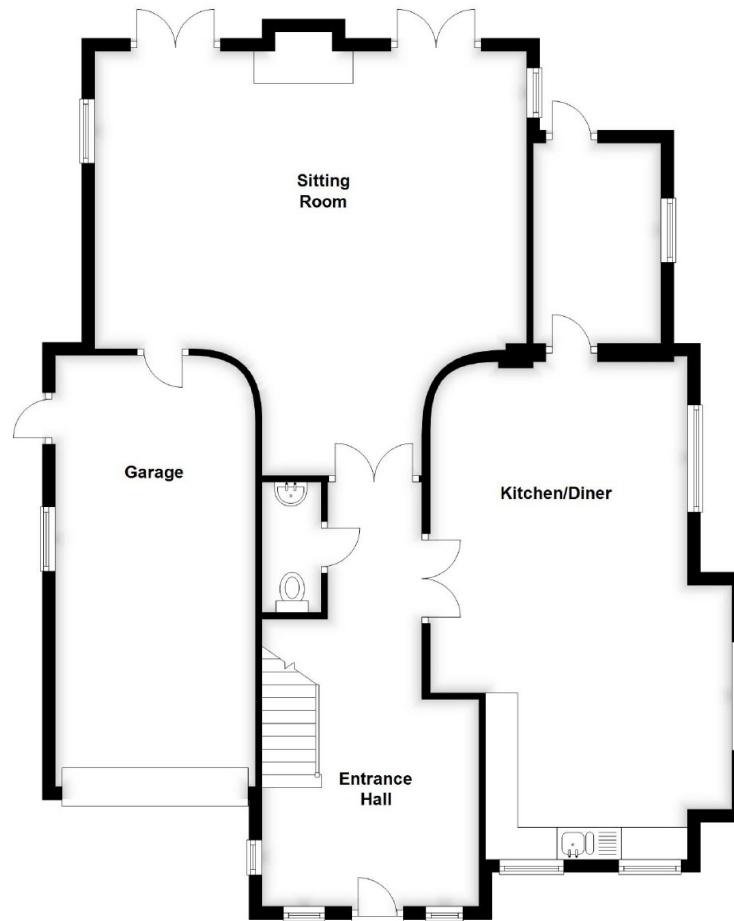
Stansted airport 24.3 Miles -
London Heathrow Airport 42 miles - Luton Airport 18.2 Miles -
Welwyn Garden City 9.5 miles -
Hertford 8.9 Miles - St Albans 18 miles - M25 (London Colney) 24 miles - A1(M) Junction 6 - 8 miles - Knebworth 2.5 miles -





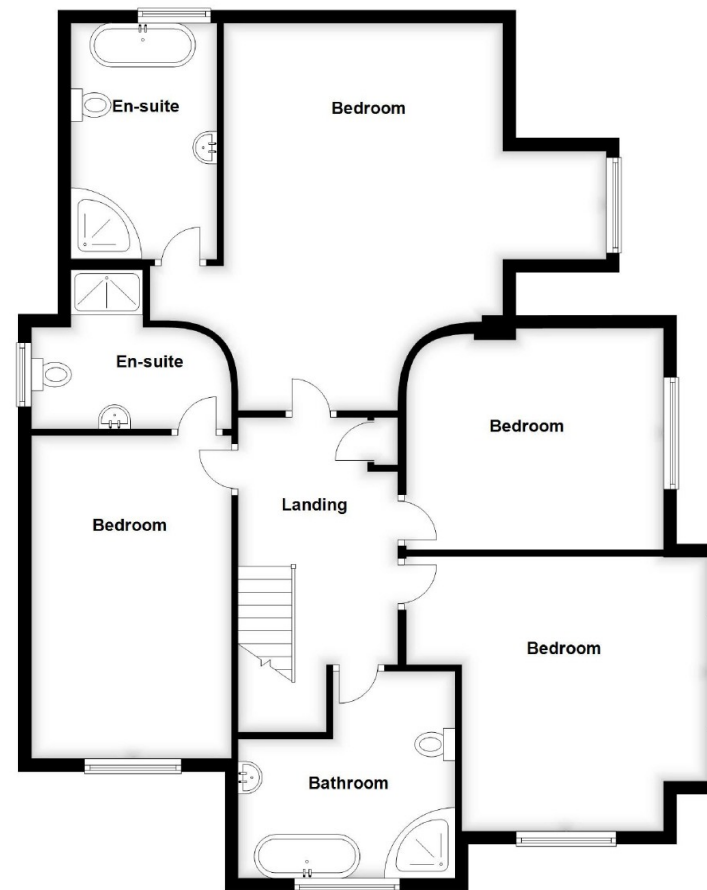
Ground Floor

Approx. 116.6 sq. metres (1254.7 sq. feet)



First Floor

Approx. 112.5 sq. metres (1211.4 sq. feet)



Total area: approx. 229.1 sq. metres (2466.0 sq. feet)



PUTTERILLS

EST. 1992

putterills.co.uk | 01438 817007 | kneb@putterills.co.uk

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.