



2 Bed Terraced in Lamb Meadow, Arlesey, SG15 6RY | £1

Gothic

Estates.com

Estates.com



VIDEO



Key Features

- CHAIN FREE 2 bedroom home + GARAGE
- South-facing enclosed garden
- Two double bedrooms with wardrobes
- Open plan ground floor with front porch
- Ex-rental: DIY decor/upgrade opportunity
- Garage in block with eaves storage
- Gas rad central heating & double glazing
- Worcester Bosch combi boiler 2017

Description

SOLD SOLD SOLD

* TOTALLY CHAIN FREE * Two DOUBLE bedrooms + GARAGE * South-facing garden, not overlooked from the rear * Great first time buy / buy-to-rent opportunity * Gas rad central heating (new boiler 2017) and double glazing * Cul-de-sac location * See WALK-THROUGH VIDEO here....

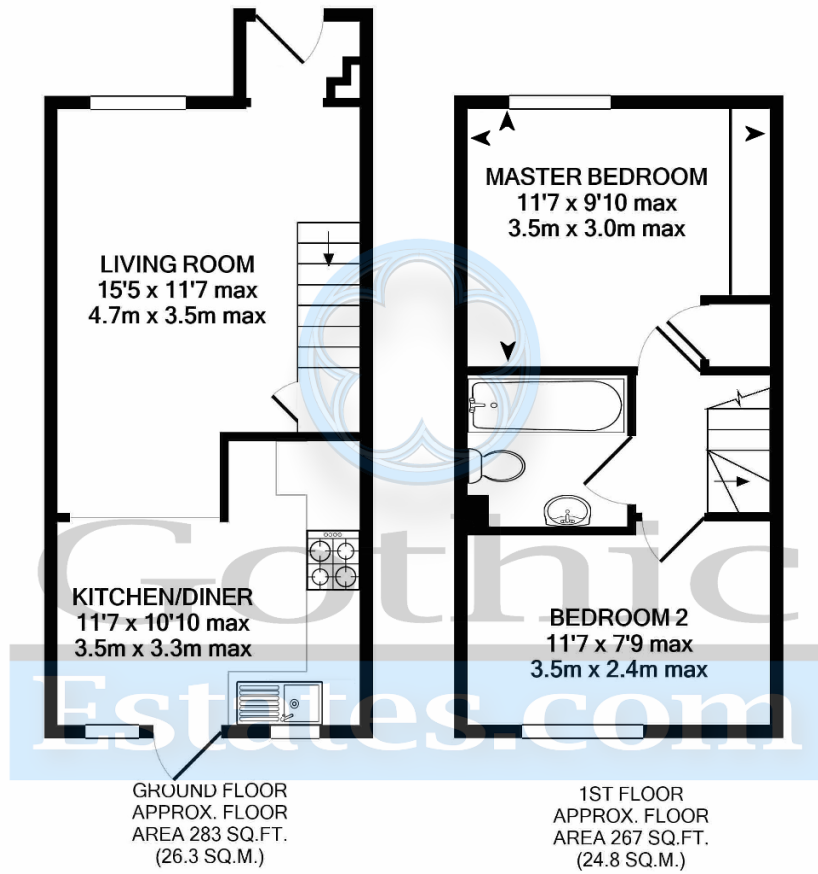
NO CHAIN and readily available for viewing is this cul-de-sac, 2 double bedroom home with south-facing garden and garage in adjacent block. The property has been a long-term rental, is clean and liveable and presents a terrific DIY opportunity for a freshen up here and there. The home has double glazed windows and gas rad central heating with a new Worcester Bosch combi boiler installed in 2017. The back garden offers a good degree of privacy with an outlook toward mature trees and has a back gate giving access to the nearby garage.

Nearest shops 0.2 miles 3 min walk
Arlesey mainline station (direct to London St Pancras) 1.6 miles
Gothic Mede Lower School 0.5 miles 11 mins walk
Letchworth Garden City 3.2 miles
Hitchin 4.8 miles

Location

Arlesey is a large village just North of the Beds/Herts border, surrounded by countryside yet within easy reach of the A507 and A1(M). The village offers a range of local shopping, pubs and food outlets and significantly a Mainline Railway station with direct travel to London St. Pancras in under 40 minutes. Dating back as long as the 1086 Domesday Book, there is a broad range of home styles and building eras - something for everyone! Gothic Mede Academy provides Primary education in the middle of the village, with numerous Secondary options including Etonbury Academy on the Arlesey/Stotfold border. Further facilities and shopping are available within a few miles in the larger towns of Letchworth Garden City and Hitchin to the South.





TOTAL APPROX. FLOOR AREA 550 SQ.FT. (51.1 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

Made with Metropix ©2021

Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		89 B
69-80	C	74 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		