



2 Bed Bungalow detached in Lewis Lane, Arlesey, SG15 6FB | £495,000

Gothic

Estates.com



VIDEO



Key Features

- Individual custom-built Bungalow
- CHAIN FREE SALE
- Exclusive cul-de-sac location
- Very spacious - equivalent size of 3 bed
- 19 x 14 Living Room with fireplace
- Separate dining area
- Master Bedroom with French doors
- Second double bedroom

Description

SOLD SOLD SOLD

* CHAIN FREE * Individual HIGH QUALITY detached bungalow * BEAUTIFULLY PRESENTED throughout * Exclusive Cul-de-sac under 15 mins walk to station * TRULY SPACIOUS - equivalent size of most 3 beds * 19 x 14 Living Room + sep Dining Room * Walk-in Wet Room * See WALK-THROUGH VIDEO here...

High-quality, custom-built, detached bungalow in a class of its own. It is situated in an exclusive cul-de-sac (private road) just off Arlesey High Street within walking distance of Arlesey's mainline station as well as local shopping and thatched pub.

'Truly spacious' is a deserved tag as this two double bedroom level access home is overall the size of most 3 bedroom properties. From first entry to the generous hallway, through the magnificently sized reception space, the bedrooms and the wet room, there is fabulous feeling of ample space. Check the sizes on the floorplan or better still, get in touch to organise your personal viewing.

The bungalow occupies a great plot with side-by-side parking on the front (plus room for more) and a low-maintenance enclosed rear garden which enjoys a good degree of privacy and not overlooked at all from the rear.

Nearest local shop 1 min walk

Nearest pub The White Horse (thatched, garden) 1 min walk

Arlesey mainline rail station 0.7 mile 12-15 mins walk

Council tax band E

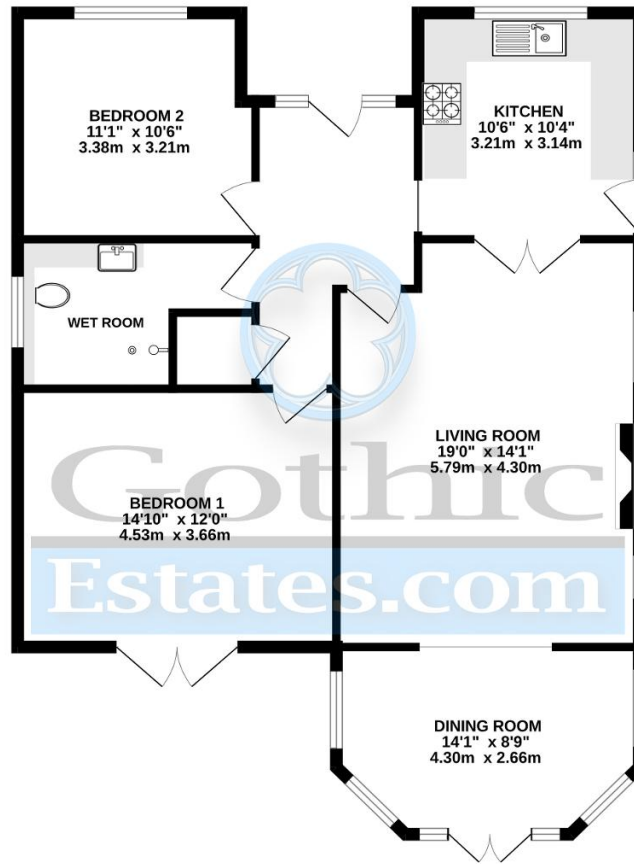


Location

Arlesey is a large, growing 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.



GROUND FLOOR
930 sq.ft. (86.4 sq.m.) approx.



TOTAL FLOOR AREA : 930 sq.ft. (86.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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.
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Energy Efficiency

| Energy Efficiency Rating | | | |
|--------------------------|---------------|---------|-----------|
| Score | Energy rating | Current | Potential |
| 92+ | A | | |
| 81-91 | B | | 86 B |
| 69-80 | C | 74 C | |
| 55-68 | D | | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |