



2 Bed Terraced in Straw Plait Way, Arlesey, SG15 6SJ | £265,000

Gothic

Estates.com

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Key Features

- Two bedroom home CHAIN FREE
- Front driveway parking + block garage
- Enclosed rear garden with large shed
- Cul-de-sac location
- Two double bedrooms
- Double glazed and gas central heating
- Needs light DIY updates
- See [WALK-THROUGH VIDEO](#) here...

Description

* NO CHAIN SALE * Cul-de-sac home with FRONT DRIVE + GARAGE *
Two double bedrooms * Enclosed rear garden with large shed * Needs
light DIY updates * Recent Worcester-Bosch Combi boiler * Ideal First
Time Buy * See WALK-THROUGH VIDEO here....

Great price for this terraced home with two double bedrooms and the
all-important front drive parking PLUS a garage in a side block.
Property has good double glazing and gas central heating and a new
Worcester Bosch combi boiler fitted around 5 years ago. Boarded loft
space Kitchen fittings are well-used and could do with renewing,
otherwise just a light DIY decor project. SOLD WITH NO CHAIN!

Arlesey mainline station (39 mins direct London St Pancras) 1.5 miles

Local shopping 0.1 miles 2 mins walk

Gothic Mede Academy (Lower school) 0.4 miles 8 mins walk

Letchworth Garden City approx 3.3 miles

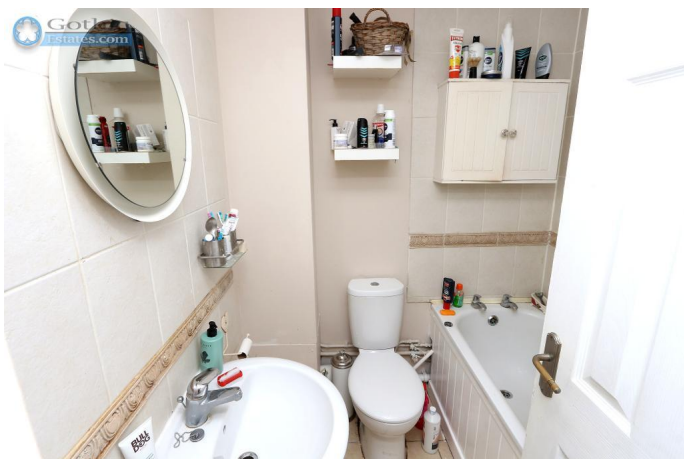
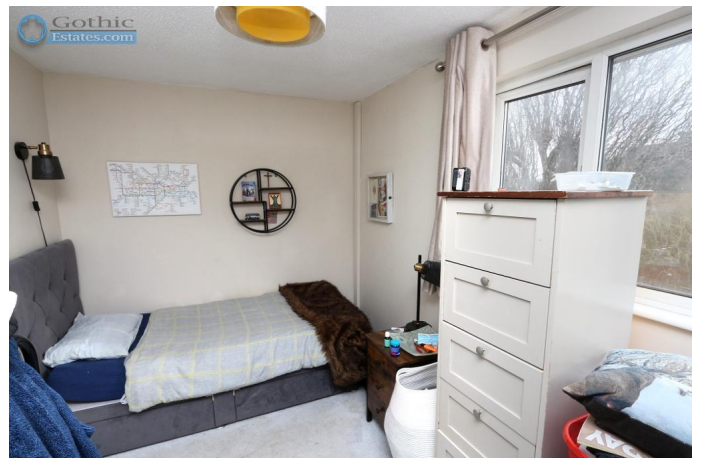
Hitchin approx 4.6 miles

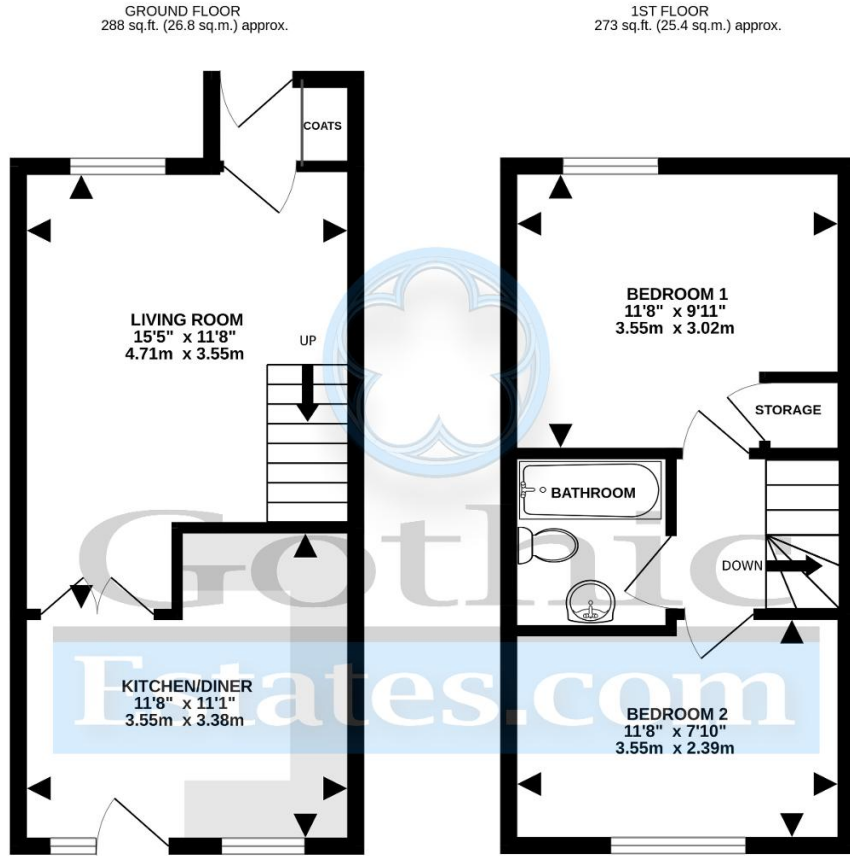
Council Tax band B

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.







TOTAL FLOOR AREA: 561 sq.ft. (52.2 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

Score	Energy rating	Current	Potential
92+	A		93 A
81-91	B		
69-80	C	76 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		