



38, Haysman Close

Letchworth Garden City,
Hertfordshire, SG6 1UB
£205,000

country
properties

An impressive two bedroom second floor apartment with spacious accommodation throughout. Located within walking distance of the Town Centre & Main Line Train Station with links to both London's King's Cross and Cambridge.

There is a spacious Living Room with space for a table leading onto the separate modern kitchen with integrated oven and hob. Two bedrooms and a modern bathroom suite. The property is ideally suited for a First Time Buyer or an Investor looking to get into the market. Internal viewing comes highly recommended.

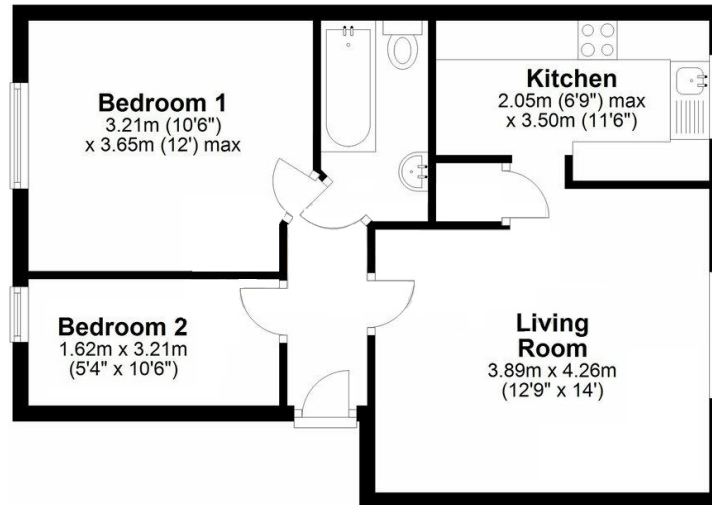
Letchworth Garden City as a whole is known for its green spaces, parks, and tree-lined streets, which contribute to its pleasant and picturesque environment. The town offers various amenities such as schools, shops, restaurants, leisure facilities, and community centres, making it a self-contained and desirable place to live.

- Internal viewing comes highly recommended to appreciate this property fully
- Security Entry Phone System
- Service Charge £127 pcm
- Ground Rent £80 pa
- Leasehold - 113 years remaining.
- Fitted kitchen with integrated oven and hob.
- Modern bathroom suite.
- Electric heating and double glazed windows.





Second Floor
Approx. 46.4 sq. metres (499.0 sq. feet)



Total area: approx. 46.4 sq. metres (499.0 sq. feet)

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B		
(69-80)	C		79
(55-68)	D	62	
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales			EU Directive 2002/91/EC

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

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