



5, Jubilee Close

Henlow,
Bedfordshire, SG16 6FD
£325,000

COUNTRY PROPERTIES
PART OF HUNTERS

This three bedroom semi detached home is just a short drive to the nearby market town of Hitchin and offers a larger than average south westerly facing rear garden and driveway to the side providing parking for 3-4 cars.

- Make your mark on this property!
- South westerly aspect rear garden
- Driveway provides ample off road parking for 3-4 cars
- Single garage with personal door into rear garden
- Close to highly regarded schooling and local amenities
- The property is just a short drive to the nearby market town of Hitchin for rail links into London

GROUND FLOOR

Entrance Hall

Stairs rising to first floor accommodation with under stairs storage cupboard. Radiator. Doors into cloakroom, kitchen and living/dining room.

Cloakroom

Suite comprising low level flush wc and pedestal mounted wash hand basin with tiled splashback. Radiator. Obscure double glazed window to front.

Kitchen

9' 4" x 7' 9" (2.84m x 2.36m) A range of wall and base units with rolled edge worksurfaces and complementary tiled splashbacks. Under counter lighting. Inset one & half bowl stainless steel sink with drainer and mixer tap over. Built-in electric oven and gas hob with extractor over. Space and plumbing for washing machine. Space for fridge. Double glazed window to front.

Living/Dining Room

17' 1" (max) x 15' 10" (max) (5.21m x 4.83m) L shaped room. Two radiators. Double glazed window and patio doors opening onto the rear garden.

FIRST FLOOR

Landing

Access to loft space with light. Doors into all rooms.

Bedroom 1

15' 10" (max) x 10' 3" (4.83m x 3.12m) Two double glazed windows to rear. Radiator. Fitted wardrobes.



Bedroom 2

11' 7" (max) x 8' 5" (3.53m x 2.57m) Double glazed window to front. Radiator. Cupboard housing 'Worcester Bosch' gas boiler (3 years old).

Bedroom 3

10' 8" (max) x 7' 1" (3.25m x 2.16m) Double glazed window to front. Radiator.

Family Bathroom

Three piece suite comprising panel enclosed 'p' shaped bath with shower over and curved glass side screen, pedestal mounted wash hand basin and low level flush wc. Partially tiled walls. Extractor fan. Shaver point. Heated towel rail.

OUTSIDE

Front Garden

Laid to lawn with hedge screening and pathway to front door.

Rear Garden

South westerly facing rear garden laid to lawn with paved patio and pathway providing access to the side. Personal door into garage.

Single Garage

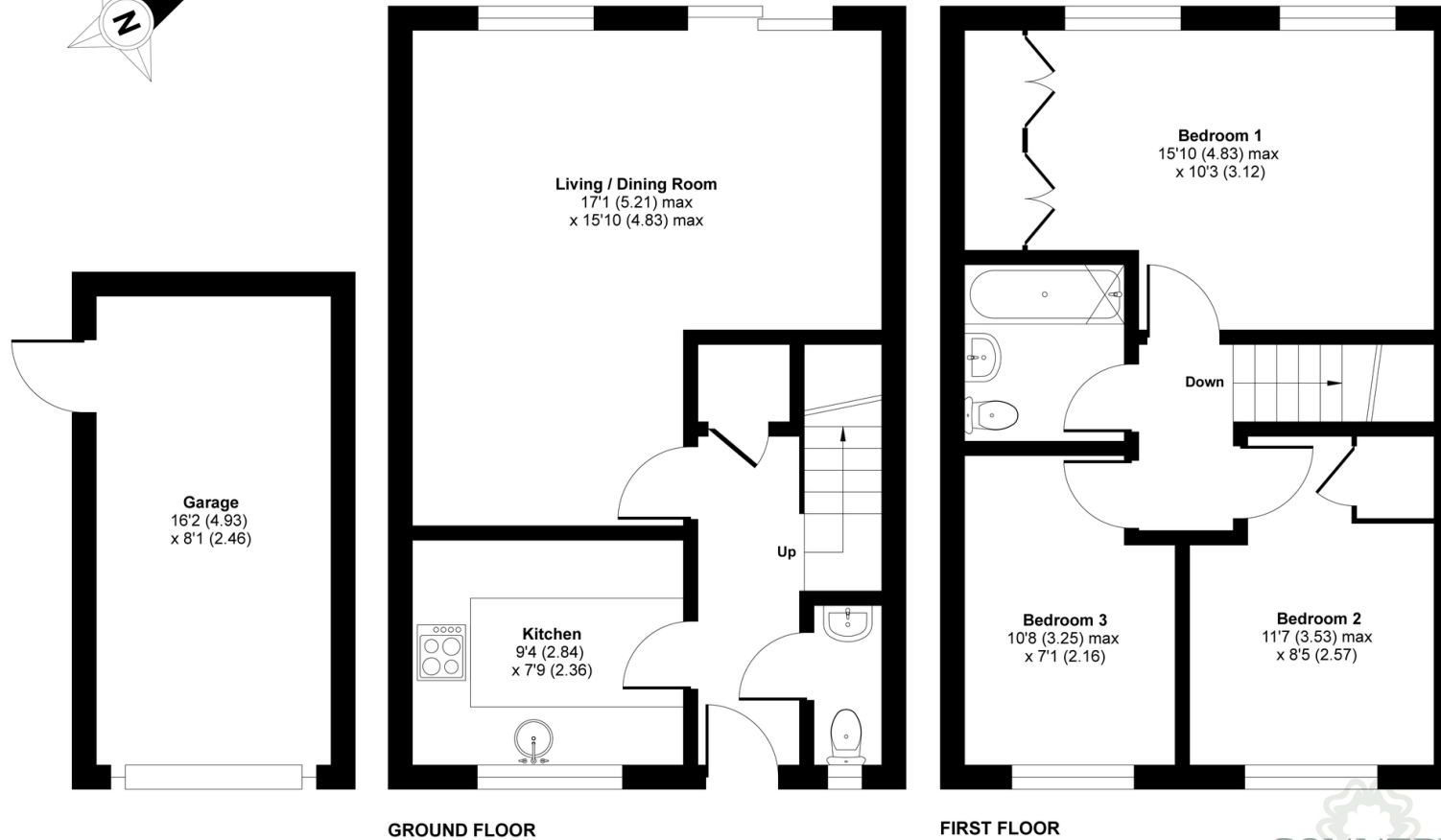
Up & over door with power/light, eves storage and personal door into rear garden. Driveway providing parking for 3-4 cars. Security light.

PRELIMINARY DETAILS - NOT YET APPROVED AND MAY BE SUBJECT TO CHANGES



Approximate Area = 951 sq ft / 88 sq m (includes garage)

For identification only - Not to scale



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 to 100)	A		
(81 to 91)	B		
(69 to 80)	C		
(55 to 68)	D		
(39 to 54)	E		
(21 to 38)	F		
(1 to 20)	G		
Not energy efficient - higher running costs			
England, Wales & N.Ireland		EU Directive 2002/91/EC	

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Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2021. Produced for Country Properties. REF: 770594



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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