

FOR SALE

£210,000 Leasehold



Brickdale House, Swingate, Stevenage, Hertfordshire. SG1 1AS

- CHAIN FREE
- TWO DOUBLE BEDROOMS
- FIRST FLOOR APARTMENT
- SECURE ENTRY SYSTEM
- TOWN CENTRE LOCATION
- WALKING DISTANCE TO TRAIN STATION AND TOWN CENTRE
- LONG LEASE



PROPERTY DESCRIPTION

This CHAIN FREE two double bedroom apartment is located on the first floor of a secure entry block in town centre location. The property is an ideal first time home or investment opportunity; Within proximity of Stevenage Train Station and Stevenage old town.

The property comprises; Lounge/diner, kitchen, two bedrooms, bathroom and plenty of storage.

Brickdale house is walking distance to lots of amenities including;

Tesco

Stevenage Train Station

Old Town

King George playing fields

King George Sugery

Letchmore Road Primary School

This property is for sale by the Modern Method of Auction, meaning the buyer and seller are to Complete within 56 days (the "Reservation Period"). Interested parties personal data will be shared with the Auctioneer (iamsold).

If considering buying with a mortgage, inspect and consider the property carefully with your lender before bidding.

A Buyer Information Pack is provided. The winning bidder will pay £349.00 including VAT for this pack which you must view before bidding.

The buyer signs a Reservation Agreement and makes payment of a non-refundable Reservation Fee of 4.5% of the purchase price including VAT, subject to a minimum of £6,600.00 including VAT. This is paid to reserve the property to the buyer during the Reservation Period and is paid in addition to the purchase price. This is considered within calculations for Stamp Duty Land Tax.

Services may be recommended by the Agent or Auctioneer in which they will receive payment from the service provider if the service is taken. Payment varies but will be no more than £450.00. These services are optional.



ROOM DESCRIPTIONS

ENTRANCE HALL

KITCHEN/DINER

2.94m x 4.72m (9' 8" x 15' 6")

LOUNGE/DINER

2.72m x 5.77m (8' 11" x 18' 11")

MASTER BEDROOM

2.72m x 3.43m (8' 11" x 11' 3")

BEDROOM TWO

3.22m x 2.38m (10' 7" x 7' 10")

BATHROOM

1.88m x 2.70m (6' 2" x 8' 10")





This plan is illustrative only,
its details cannot be relied upon and no liability is taken for any errors.

Floor Plan

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	75	75
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC	

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