



## Baliol Road

Seymour Court | Hitchin | Hertfordshire | SG5 1TW

[www.stonegate-estates.co.uk](http://www.stonegate-estates.co.uk)





# BALIOL ROAD

---

## Property Description

We are delighted to offer for sale this well positioned and much sought after, two bedroom retirement apartment.

The apartment offers a dual aspect lounge leading directly into the refitted kitchen. The bedrooms are both light and airy and the shower room has a modern feel.

Communal gardens, parking and bin storage and just a few of the attractive benefits the development offers and its location is perfect for those who wish to have a short walk into town or the train station.

Offered with no onward chain and ready to move into, a viewing is strongly recommended to avoid disappointment.

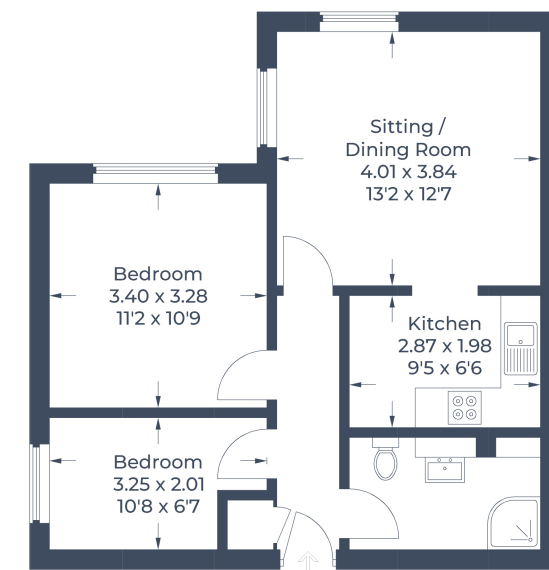
**£125,000 Leasehold**







Approximate Gross Internal Area = 50.7 sq m / 546 sq ft



**First Floor**

Illustration for identification purposes only, measurements are approximate, not to scale.  
 © CJ Property Marketing Produced for Stonegate Estates





- Two Bedroom Retirement Apartment
- Town Centre Location
- Parking & Communal Gardens
- No Onward Chain
- Refitted Kitchen
- Modern Shower Room
- Updated Electric Heating
- Well Presented
- 88 Year Lease Remaining

EPC Rating:

Stonegate Estate Agents

01462 438979

[sales@stonegate-estates.co.uk](mailto:sales@stonegate-estates.co.uk) | [www.stonegate-estates.co.uk](http://www.stonegate-estates.co.uk)

