



## Icknield Close

Ickleford | Hitchin | Hertfordshire | SG5 3TD

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# ICKNIELD CLOSE

## Property Description

Set within the ever popular village of Ickleford and placed at the end of a cul-de-sac is this well presented and much improved duplex maisonette.

With its own entrance and accommodation over two floors, this property really does offer a great opportunity to any first time buyer or investor.

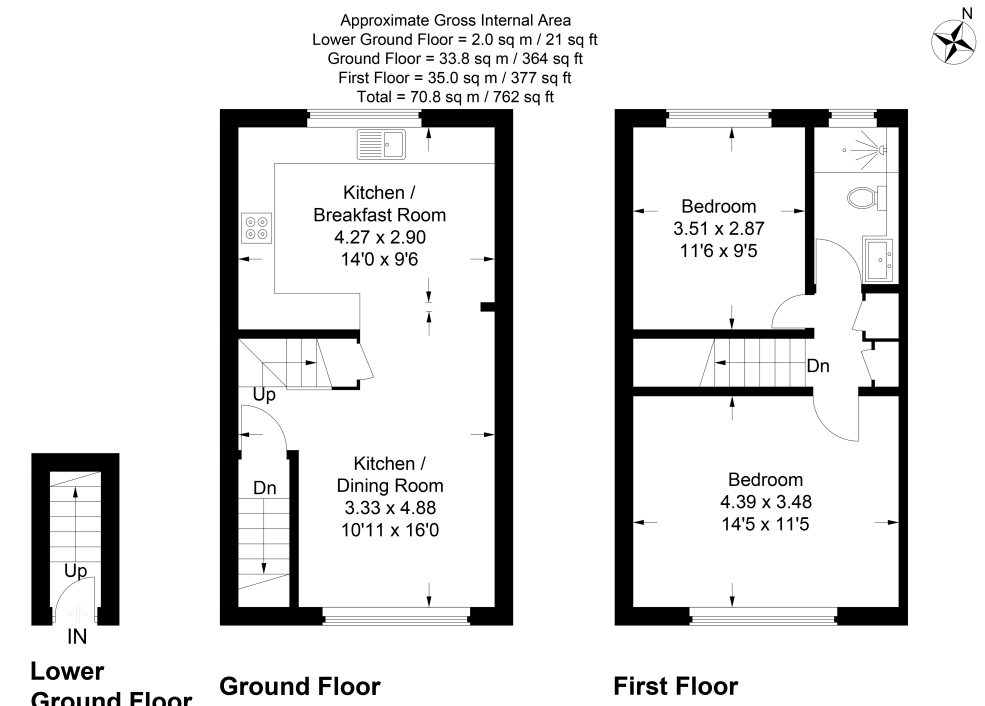
The property has a well appointed modern kitchen with appliances, an open plan living space, two double bedrooms, a refitted shower room, a single garage (in block) and outside communal space and gardens.

Ickleford is a village within close proximity to Hitchin and Letchworth town centres, both offering mainline rail stations and convenient transport links. There are local facilities such as parklands, shop, pubs, village hall, sports club with fields and courts, as well as plenty of opportunities to explore the countryside. There is a selection of secondary schools within a five mile radius.

**£260,000**

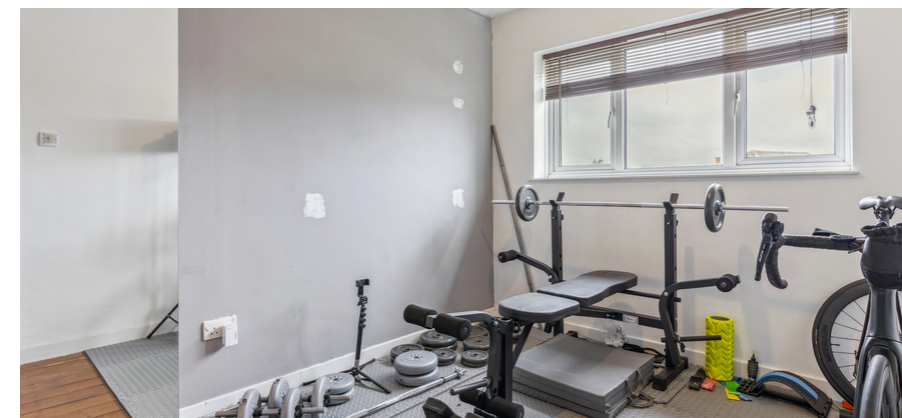






This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.  
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- Two Bedroom Maisonette
- Village Location
- Garage (in block)
- Well Appointed Kitchen
- Shower room
- Excellent Condition
- Good Lease
- 957 Year Lease

EPC Rating: D

## Stonegate Estate Agents

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