



16, Lordship Lane

Letchworth Garden City,
Hertfordshire, SG6 2BL

£570,000

country
properties

An impressive three-bedroom bay fronted semi-detached family home located on the South side of Letchworth. Set on a large plot with scope to extend subject to relevant planning consents.

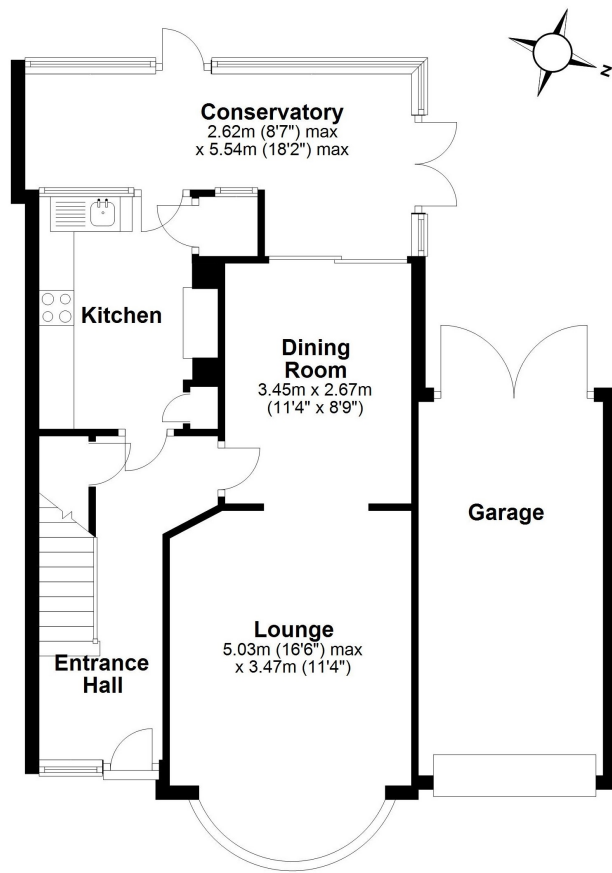
The ground floor accommodation offers a spacious lounge with bay window and a separate dining room. Fitted kitchen with integrated oven and hob and a conservatory. Upstairs there are three bedrooms and a modern bathroom suite. Outside there is a block paved drive providing ample parking and the rear garden is approx' 120ft in length.

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. There is also a regular train service with links to both London's King's Cross and Cambridge. This property in particular is ideally situated for the very popular Lordship Farm Primary school.

- Offered with vacant possession and no upper chain.
- Freehold
- Spacious lounge and separate dining room.
- Fitted kitchen with integrated oven and hob.
- Conservatory.
- Gas central heating and double glazed windows.
- Approx 120ft rear garden.
- Internal viewing recommended.

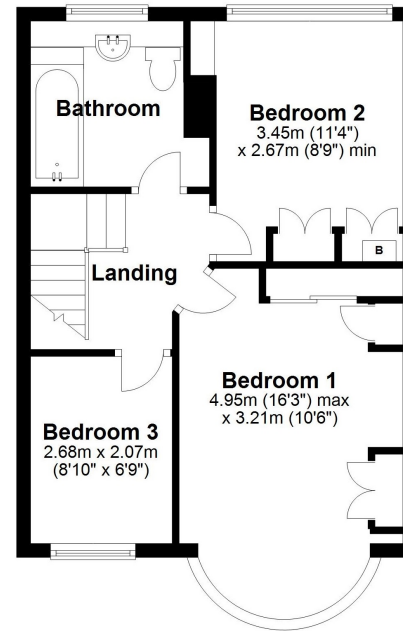






Ground Floor
Approx. 54.8 sq. metres (590.2 sq. feet)

Total area: approx. 95.6 sq. metres (1029.1 sq. feet)



First Floor
Approx. 40.8 sq. metres (438.9 sq. feet)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		81
(55-68)	D	66	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
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

Country Properties | 7, Howard Park Corner | SG6 1PQ
T: 01462 481100 | E: simon.ellmers@country-properties.co.uk
www.country-properties.co.uk

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