



Icknield Close

Ickleford, Hitchin,
Hertfordshire, SG5 3TE
Guide Price £250,000

COUNTRY PROPERTIES
PART OF HUNTERS

Offered to the market is this immaculate and spacious two bedroom duplex maisonette. Situated over the first and second floor, this end of terrace property comprises of lounge/diner, modern kitchen, two double bedrooms and bathroom.

Through the front door is an entrance hall and stairs leading to the first floor. The landing provides access to the bright and spacious lounge/diner with understairs storage and the dual aspect kitchen with electric hob and oven and space for dishwasher and washing machine. The second floor gives access to the landing with two storage cupboards, two double bedrooms with fitted cupboards and bathroom with window and heated towel rail. To the outside is residential parking and a garage in a block. The large communal gardens allow access across the bridge crossing the River Purwell onto a large green backing onto The Common.

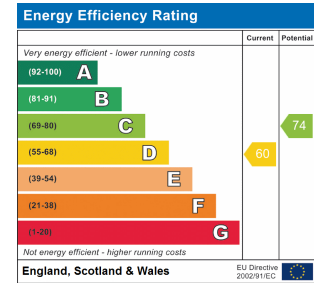
Ickleford is a sought-after village situated on the northern outskirts of Hitchin. It has an excellent primary school, village hall, general store, florists, and four public houses. Hitchin town provides good shopping and has a variety of bars and restaurants as well as the highly regarded Hitchin Boys and Girls Schools.

We have been advised by the vendor that the remaining lease on the property is 958 years. The service charge is £687.50 per annum with no applicable ground rent.

- Duplex Maisonette
- Two Double Bedrooms
- Communal Gardens
- Immaculate & spacious
- Resident and visitor parking
- Garage in a block
- 958 Remaining on Lease
- Ground Rent - N/A
- Service Charge - £687.50 per annum







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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