



94, Kristiansand Way

Letchworth Garden City,
Hertfordshire, SG6 1UE

£1,350 pcm

country
properties

Tenancy fees do not apply unless you are a registered company. We require a holding deposit equivalent to 1 weeks agreed rent to reserve the property. On successful passing of credit checks 1 month's rent (less holding deposit) and a damages deposit equivalent to 5 weeks agreed rent is required. Monthly rent will be payable per calendar month in advance. Please see website for full tenancy information.

Attractive two bedroom terrace home with single garage, unfurnished and available end of November. Situated in a popular residential cul-de-sac location. Presented in good condition throughout with fitted kitchen and appliances. Gas central heating and double glazed windows. Enclosed south facing private rear garden. Single garage in nearby block. No pets or smokers allowed in this instance.

Ground Floor

Entrance Hall

Part glazed uPVC entrance door to front. Stairs to first floor. Door to:

Lounge/Diner

14' 10" x 9' 9" (4.52m x 2.97m)
Double glazed boxed bay window to front aspect. Large understairs storage cupboard. Laminate wood effect flooring. Radiator. TV and telephone point. Glazed panel door to:

Kitchen

12' 8" x 7' 8" (3.86m x 2.34m)
Fitted in a range of matching base and eye level units providing ample storage space. One and a half bowl single drainer sink unit. Integrated double oven and hob with extractor hood. Integrated under counter fridge and freezer. Under counter. Washing machine. Wall mounted gas central heating boiler serving hot water and central heating. Double glazed window to rear and double glazed door to garden. Breakfast bar.

First Floor

Landing

Access to loft space. Airing cupboard housing hot water tank. Doors to:

Bedroom One

12' 9" x 9' 8" (3.89m x 2.95m)
Double glazed window to front aspect. Telephone point. Radiator.

Bedroom Two

10' 6" x 7' 7" (3.20m x 2.31m)
Double glazed window to rear aspect. Built in wardrobe. Telephone point. Radiator.

Bathroom

7' 10" x 5' (2.39m x 1.52m)
White three piece suite comprising low level wc and wash hand basin. Panel bath with mixer tap and power shower with standard and deluge heads. Ceramic splash tiling. Double glazed window to rear aspect. Chrome ladder style towel rail.



Outside

Front Garden

Small lawned area with shrub borders.
Pathway to front door.

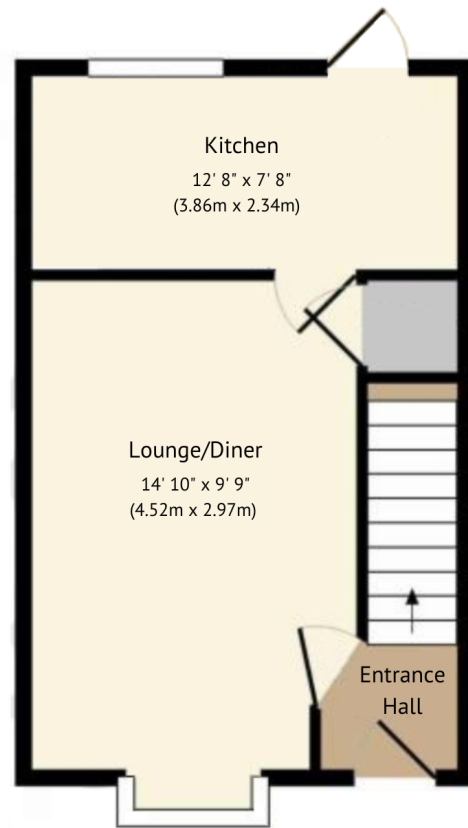
Rear Garden

South facing private rear garden. Laid to lawn with mature shrub borders. Decked area adjacent to the rear of the property. Enclosed by fencing and with rear gated access leading to the garage block.

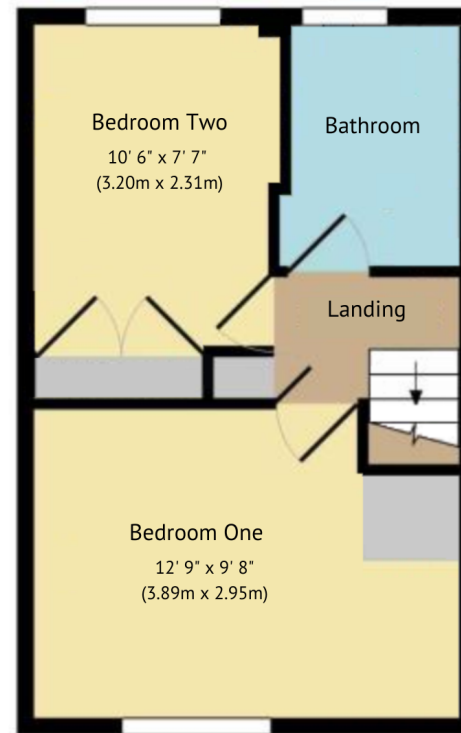
Garage

Single garage located in a nearby block (third along from the right hand end). With up and over door and eaves storage space.



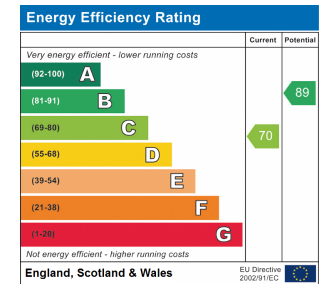


Ground Floor



First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements openings and orientations are approximate.
No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement.
No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).



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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