



Ickwell Road, Northill, Biggleswade, Bedfordshire. SG18 9AB





3 Bedroom Semi-Detached House £325,000 Freehold

We are proud to welcome to the market this charming three-bedroom semi-detached home. In need of some cosmetic renovation throughout and offering great space internally and externally, this is a great opportunity for those looking to put their own stamp on a property!

- Chain free
- Huge potential
- Views to open countryside
- Village location
- Character features
- Approx 80ft west facing garden
- Large driveway
- Sold as seen
- Viewing recommended
- Awaiting EPC. Council tax band C



Ground Floor

Entrance Hall:

Doors to living room and dining room. Access to understairs storage cupboard with electric board and meter.

Living Room:

Door from hallway. Window to front aspect. Feature log burner. Wooden flooring.

Dining Room:

Door from hallway. Window to rear aspect. Continued wooden flooring. Feature fireplace. Radiator.

Kitchen:

A range of wall and base units. Laminate work surfaces. Free standing fridge/freezer. Undercounter space for washing machine. Stainless steel sink and drainer. Door to rear garden.

First Floor

Bedroom One:

Large double bedroom. Carpet flooring. Radiator. Window to rear aspect.

Bedroom Two:

Large double bedroom. Astro turf. Radiator. Window to rear aspect

Bedroom Three:

A generous single bedroom. Carpet flooring. Window to front aspect. Radiator.

Bathroom:

Three piece suite comprising of a low level WC, wash hand basing and panelled bath. Obscured window to side aspect.

A separate shower cubicle is located off of the landing.

External

Gardens and Parking:

The West facing rear garden measures approximately 80ft in length and is mainly laid to lawn with some mature trees and shrubs and overlooks open fields beyond.

To the front is parking for two vehicles but additional parking could be created if needed by paving over the current lawn.

About The Area:

Situated in the extremely sought after village of Northill, this development sits just shy of 5 miles from Biggleswade's town centre and train station with fast trains into London in just 30 minutes. Northill itself offers a parish church, village hall, Franklins Farm shop, 'The Crown' which is a very popular pub and ample countryside walks.

The Shuttleworth Collection is located just 4 miles away which offers a range of events, and air shows throughout the year.

Agents Note:

Draft particulars yet to be approved by the vendor and may be subject to change.

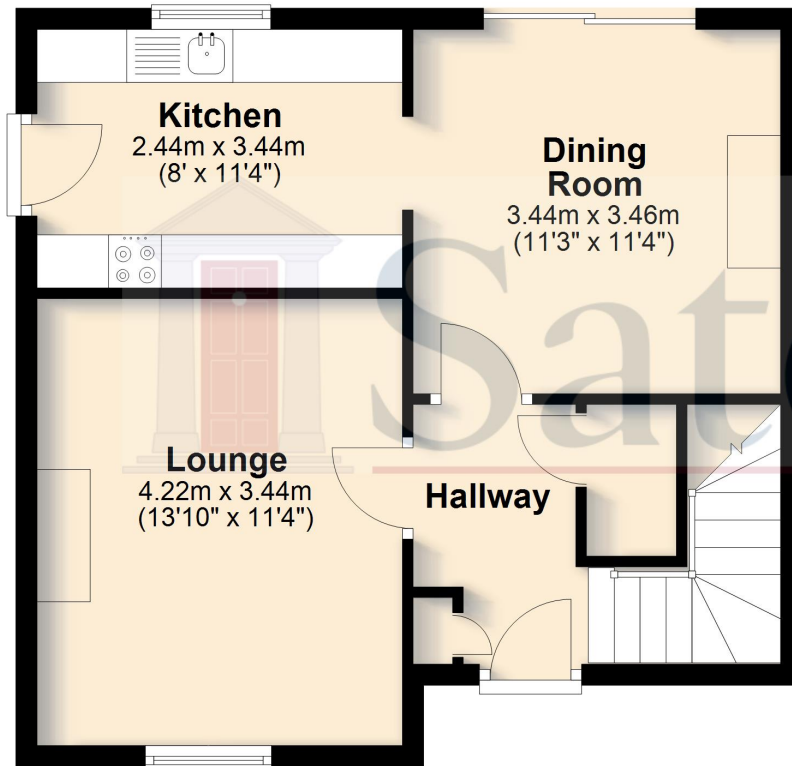




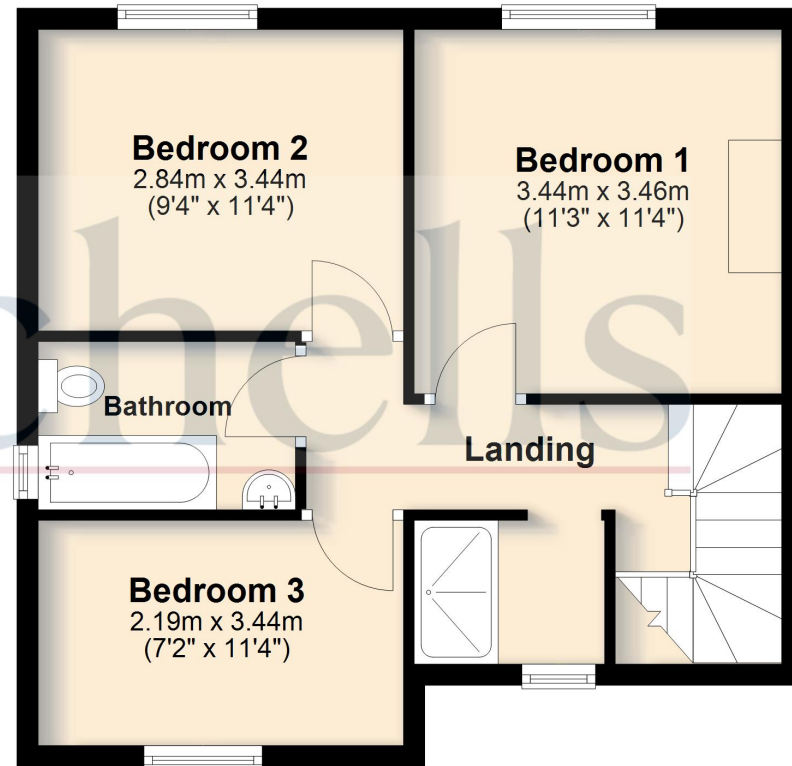
These particulars are a guide only and do not constitute an offer or a contract. The floor plan is for identification purposes only and not to scale. All measurements are approximate and should not be relied upon if ordering furniture, white goods and flooring etc. We have presented the property as we feel fairly describes it but before arranging a viewing or deciding to buy, should there be anything specific you would like to know about the property please enquire. Satchells have not tested any of the appliances or carried out any form of survey and advise you to carry out your own investigations on the state, condition, structure, services, title, tenure, and council tax band of the property. Some images may have been enhanced and the contents shown may not be included in the sale. Satchells routinely refer to 3rd party services for which we receive an income from their fee. If you would like us to refer you to one of these services please ask one of our staff who will pass your details on. We advise you check the availability of the property on the day of your viewing.



Ground Floor



First Floor



For illustrative purposes only - NOT TO SCALE - Measurements shown are approximate. The size and position of doors, windows, appliances and other features are approximate.
Plan produced using PlanUp.