



6 Lyall Chambers, Broadway, Letchworth Garden City SG6 3XU





2 Bedroom Apartment

£280,000 Leasehold

Located in the sought-after Lyall Chambers on the iconic Broadway in the heart of Letchworth Garden City, this bright and spacious TWO-bedroom apartment offers a perfect blend of contemporary comfort and period charm.

Set within a well-maintained building and complete with offroad parking, this property is perfect for those seeking a property in easy reach of convenience and mainline station.



- Large TWO bedroom apartment
- Allocated parking to rear of property
- Leasehold – 99 Years
- Bright and spacious throughout
- Large reception room and separate kitchen
- Town centre location
- Second floor
- Seconds from mainline station
- Modern bathroom suite
- EPC rating C. Council tax band B

Second Floor

Hallway:

Laminate flooring. Entry phone system. Access to fire escape stairwell.

Living Room:

Abt. 16' 5" x 16' 5" (5.00m x 5.00m) Carpet. Two sash windows to front aspect overlooking Broadway. Radiator. Internal door to kitchen.

Kitchen:

Abt. 10' 4" x 8' 4" (3.15m x 2.54m) Lino flooring. Window to front aspect with views over Broadway. Worktops with a range of wall and base mounted units. Integrated sink/drainage, oven and electric hob. Tiled walls. Space for plumbed appliance and fridge/freezer.

Bedroom One:

Abt. 16' 2" x 14' 9" (4.93m x 4.50m) Window to front aspect with views over Broadway. Carpet. Radiator. Built in shelving. Built in wardrobes.

Bedroom Two:

Abt. 11' 2" x 9' 8" (3.40m x 2.95m) Two windows to side and rear aspect. Built in wardrobes. Carpet. Radiator.

Bathroom:

Tiled floor. Tiled walls. 'b' shaped bath with wall mounted taps, glass screen and overhead shower. Wash basin with vanity unit. Low level WC. Extractor. Heated towel rail.

Parking

One allocated space to rear of building

About The Building:

Lyall Chambers, located on Broadway in Letchworth Garden City, is part of the town's rich architectural and social history. Letchworth, established in 1903, was the world's first garden city, designed by architects Raymond Unwin and Barry Parker under the vision of Ebenezer Howard. The town aimed to blend the best aspects of town and country living, with tree-lined streets, low-density housing, and ample green spaces. The building's design and construction would have been influenced by the garden city principles, emphasizing integration with the surrounding environment and adherence to the town's aesthetic guidelines.

Agents Note:

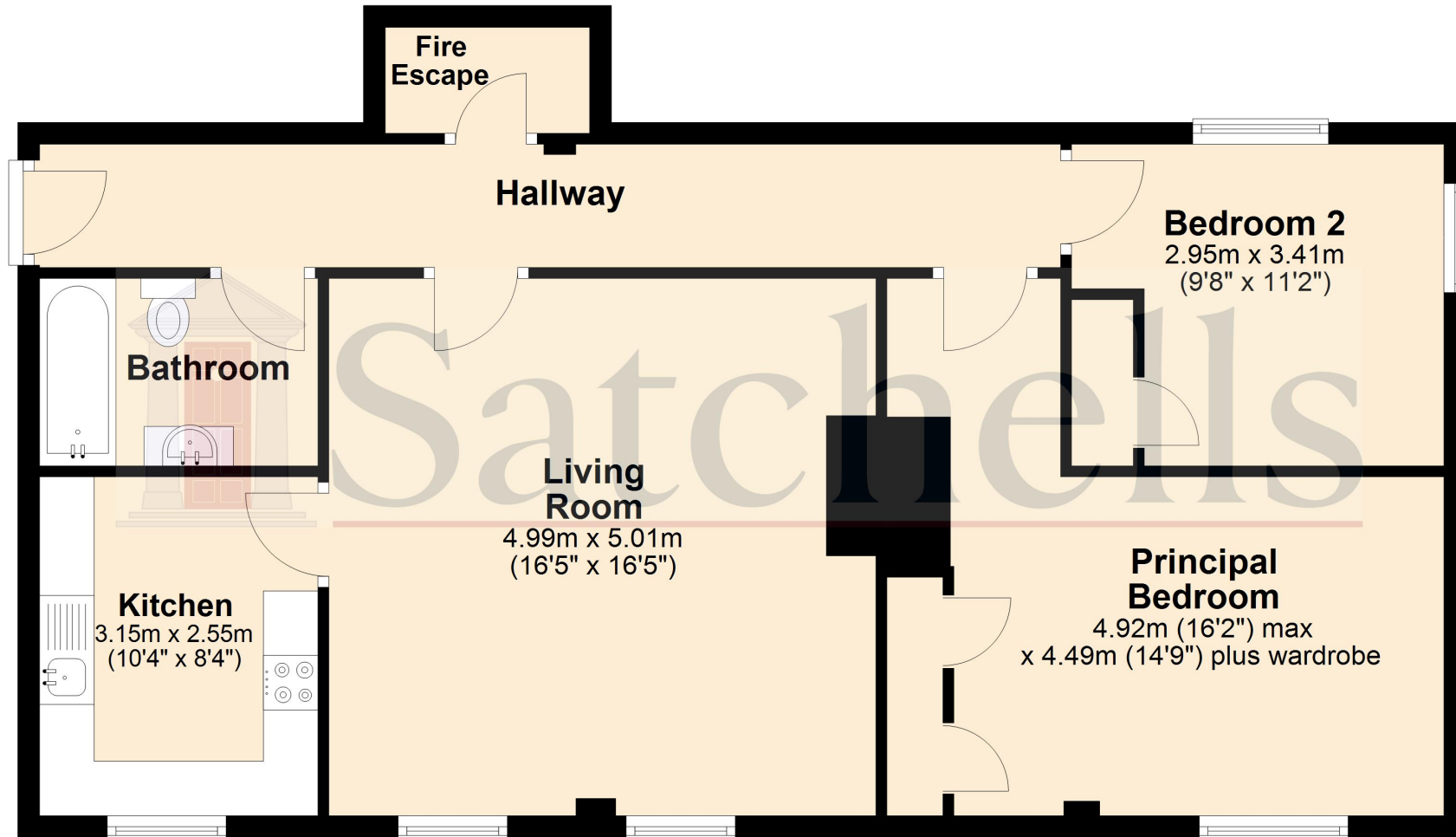
Draft particulars yet to be approved by vendor and maybe subject to change.



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.



Second Floor



For illustration 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.