



Chiltern Road, Baldock, Hertfordshire. SG7 6LS





## 4 Bedroom Semi-Detached House £600,000 Freehold

A stunning four bedroom property, extended by the current owner. The property offers a fantastic open plan kitchen/family room with all the modern touches you would expect including under floor heating, bi-fold doors and a soft furnished snug area. There is a wonderful lounge and a larger than average home office, a shower makes up the last of the downstairs accommodation. Upstairs are four great sized bedrooms and a family bathroom. Outside is a huge rear garden with a patio area, outside entertaining area and a summer house and shed; to the front is off street parking for two cars.



- Four bedrooms
- Three receptions
- Large extension
- Home office
- Large garden
- Excellent condition
- Chain free
- Awaiting EPC. Council tax band D

**Ground Floor:****Entrance:**

Via double glazed front door leading to:

**Entrance Hall:**

Abt. 26' 8" x 6' 4" (8.13m x 1.93m) Luxury vinyl flooring. Two school style radiators. Doors to:

**Open Plan Kitchen/Lounge:**

Abt. 23' 0" x 22' 1" (7.01m x 6.73m) Range of fitted wall and base units with granite worktops. Drainer unit. 5 ring hob and oven. Plumbing for automatic washing machine and dishwasher. Built-in microwave. Vaulted lantern window feature. Bi-fold doors to garden. Double glazed window to garden. Luxury vinyl flooring. with under floor heating.

**Lounge:**

Abt. 11' 0" x 10' 9" (3.35m x 3.28m) Double glazed window to front aspect. Radiator. Feature fireplace and surround. Luxury vinyl flooring.

**Office:**

Abt. 12' 7" x 6' 3" (3.84m x 1.91m) Double glazed window to front aspect. Two Velux windows. Radiator. Luxury vinyl flooring.

**Shower Room:**

Abt. 12' 3" x 7' 4" (3.73m x 2.24m) Suite comprising low level WC, vanity wash hand basin and walk-in shower cubicle. Radiator towel rail. Feature wall. Wooden flooring.

**First Floor:****Hallway/Landing:**

Doors to all rooms. Access to loft.

**Bedroom One:**

Abt. 12' 4" x 10' 8" (3.76m x 3.25m) Double glazed window to rear aspect. Radiator. Fitted carpet. Fitted cupboards.

**Bedroom Two:**

Abt. 11' 9" x 11' 2" (3.58m x 3.40m) Double glazed window to rear aspect. Radiator. Fitted carpet.

**Bedroom Three:**

Abt. 11' 9" x 11' 2" (3.58m x 3.40m) Double glazed window to front aspect. Radiator. Fitted carpet.

**Bedroom Four:**

Abt. 11' 8" x 7' 9" (3.56m x 2.36m) Double glazed window to front aspect. Radiator. Fitted carpet.

**Bathroom:**

Suite comprising panelled bath, vanity wash hand basin, walk-in shower cubicle and low level WC. Luxury vinyl flooring. Two Velux windows. Heated towel rail.

**Outside:**

Large rear garden, mainly laid to lawn with large patio area with gazebo style outside entertaining area. Summer house and shed all with power. To the front is off street parking for two cars.

**Additional Information:****Agents Note:**

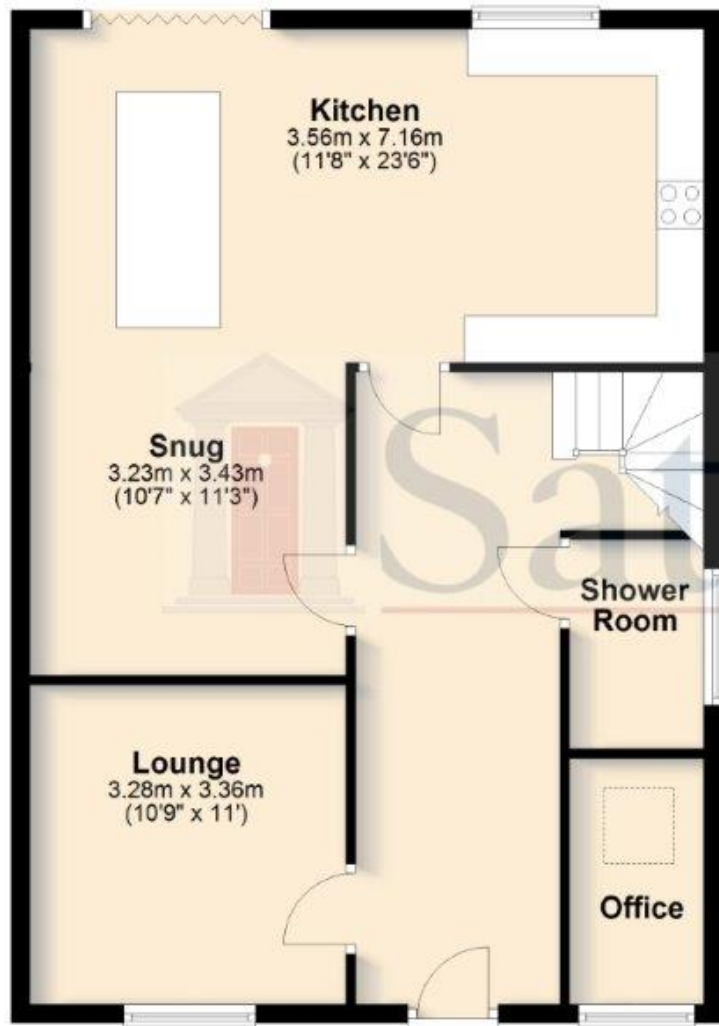
Draft details yet to be approved by the vendor and may be subject to change.



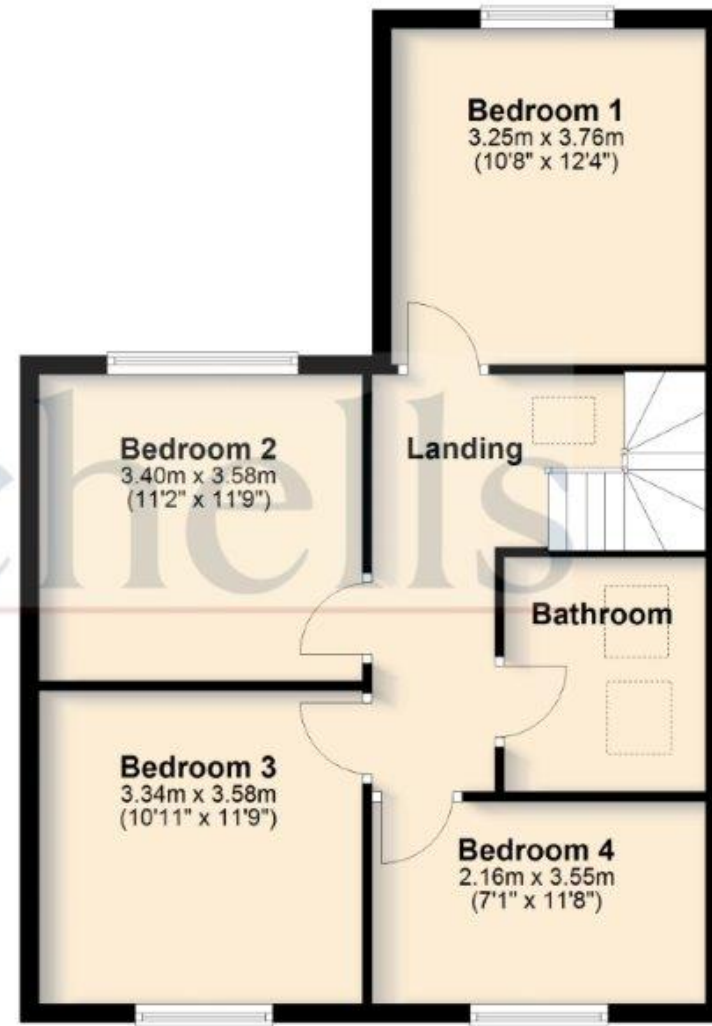


These particulars are a guide only and do not constitute an offer or a contract. The floor plan is for identification purposes only and not to scale. All measurements are approximate and should not be relied upon if ordering furniture, white goods and flooring etc. We have presented the property as we 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.