



Hall Mead, Letchworth Garden City, Hertfordshire. SG6 4BS







## 3 Bedroom Terraced House

### £330,000 Freehold

Stunning 3-bed home in Letchworth with a loft conversion, driveway for two-cars, and private garden. Bright interiors, and flexible living space. Prime location near schools, shops, and transport. Perfect for families or professionals—move-in ready and packed with potential.

- THREE bed mid-terrace
- Driveway for two cars
- Freehold
- Large private garden
- Walking distance to local amenities
- CHAIN FREE
- Extended to rear
- Loft room
- Bright and spacious throughout
- EPC rating D. Council tax band C

## Ground Floor

### Living Room:

Abt. 15' 6" x 11' 8" (4.72m x 3.56m) Double glazed windows, electric fire place. Laminated floor. Radiators. Opens up to dining room.

### Dining Room:

Abt. 15' 6" x 8' 9" (4.72m x 2.67m) Double glazed window, laminated flooring. Radiator. Access to kitchen

### Kitchen:

Abt. 8' 1" x 9' 0" (2.46m x 2.74m) Range of wall and base units. Double glazed windows. Tiled flooring. Fitted oven and hob.

## First Floor

### Bathroom:

Abt. 5' 2" x 5' 2" (1.57m x 1.57m) Double glazed windows, hand basin vanity, shower room, tiled. Heated towel rail.

### Bedroom One:

Abt. 14' 0" x 8' 9" (4.27m x 2.67m) Radiator. Double glazed windows. Laminated flooring. Boiler cupboard.

### Bedroom Two:

Abt. 12' 0" x 7' 5" (3.66m x 2.26m) Double glazed windows. Radiator. Laminated flooring.

### Bedroom Three:

Abt. 8' 9" x 8' 3" (2.67m x 2.51m) Double glazed windows. Built in wardrobes. Radiator.

### Loft Room:

Abt. 8' 9" x 5' 9" (2.67m x 1.75m) Sky light. Power. Carpet. Storage in the eaves.

## Outside

### Front Garden:

Double width driveway. Parking for two cars.

### Rear Garden:

Brick build shed, decking area. Side access to front of the property.

### Agent Notes:

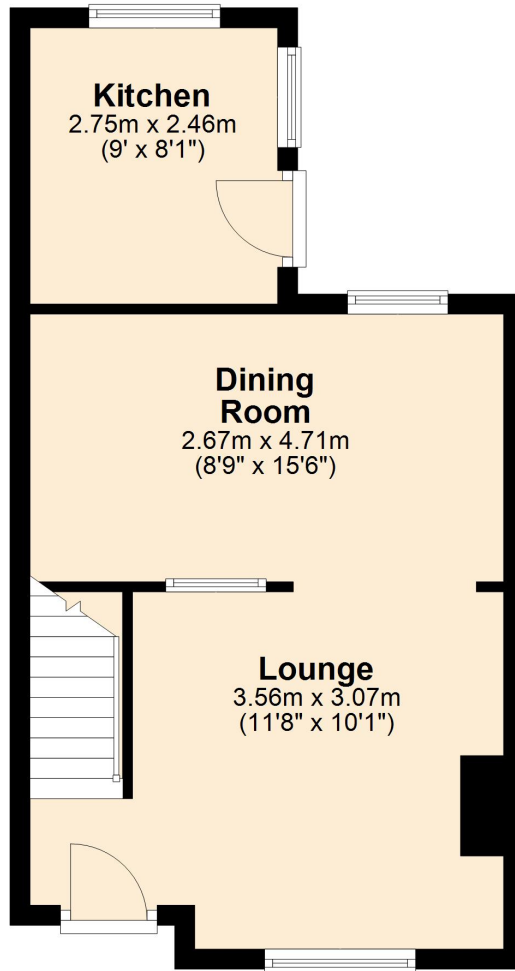
Draft particulars yet to be approved by vendor and maybe subject to change.



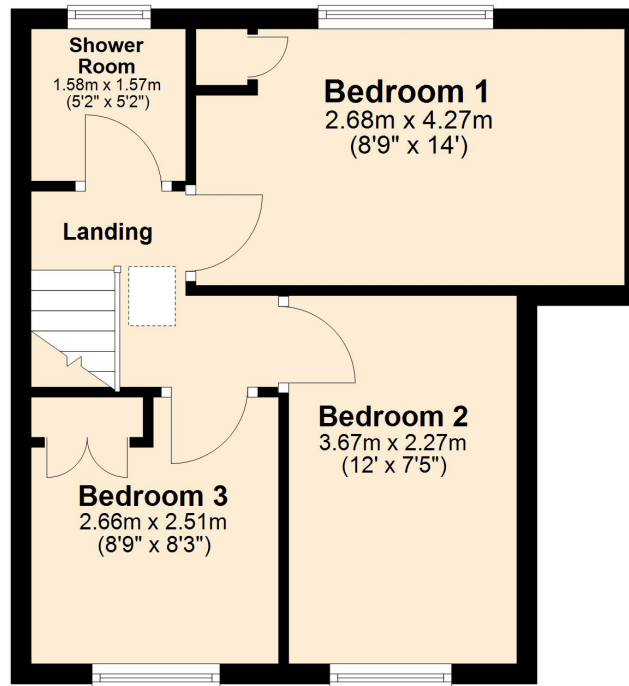
These particulars are a guide only and do not constitute an offer or a contract. The floor plan is for identification purposes only and not to scale. All measurements are approximate and should not be relied upon if ordering furniture, white goods and flooring etc. We have presented the property as we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



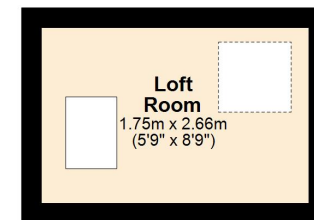
## Ground Floor



## First Floor



## 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.