

FOR SALE

£450,000 Freehold



Ramerick Gardens, Arlesey, Bedfordshire. SG15 6XZ

- CHAIN FREE
- THREE BEDROOM HOUSE
- GARAGE
- DRIVEWAY
- SUMMER HOUSE
- SOUTH FACING GARDEN
- LINK DETACHED HOUSE
- ENSUITE BATHROOM



PROPERTY DESCRIPTION

Finished to a beautiful standard, this three-bedroom link-detached family home is located in a quiet cul-de-sac of Arlesey in Ramerick gardens with a large driveway.

The property comprises; Entrance hall, downstairs w/c, kitchen, lounge, three bedrooms, family bathroom and en-suite. To the front of the property there's a driveway and garage to the rear garden is low maintenance with side access.

Ramerick gardens is situated in a cul-de-sac position, close to lots of local amenities including:

Tesco 1.5 Miles

Wilbury Junior school 1.6 Miles

Icknield Infant School 1.6 Miles

Fearnhill Secondary School 1.7 Miles

Morrisons Supermarket 2.1 Miles

Letchworth Outdoor pool 2.1 Miles

Morrisons 2.1 Miles

Letchworth Train Station 2.1 Miles

Letchworth Town Centre 2.2 Miles



ROOM DESCRIPTIONS

ENTRANCE HALL

W/C

KITCHEN

3.50m x 3.02m (11' 6" x 9' 11")

LOUNGE

5.05m x 3.78m (16' 7" x 12' 5")

DINING ROOM

3.87m x 3.17m (12' 8" x 10' 5")

FIRST FLOOR

MASTER BEDROOM

3.82m x 3.15m (12' 6" x 10' 4")

EN-SUITE

BEDROOM TWO

3.16m x 2.64m (10' 4" x 8' 8")

BEDROOM THREE

BATHROOM

GARAGE

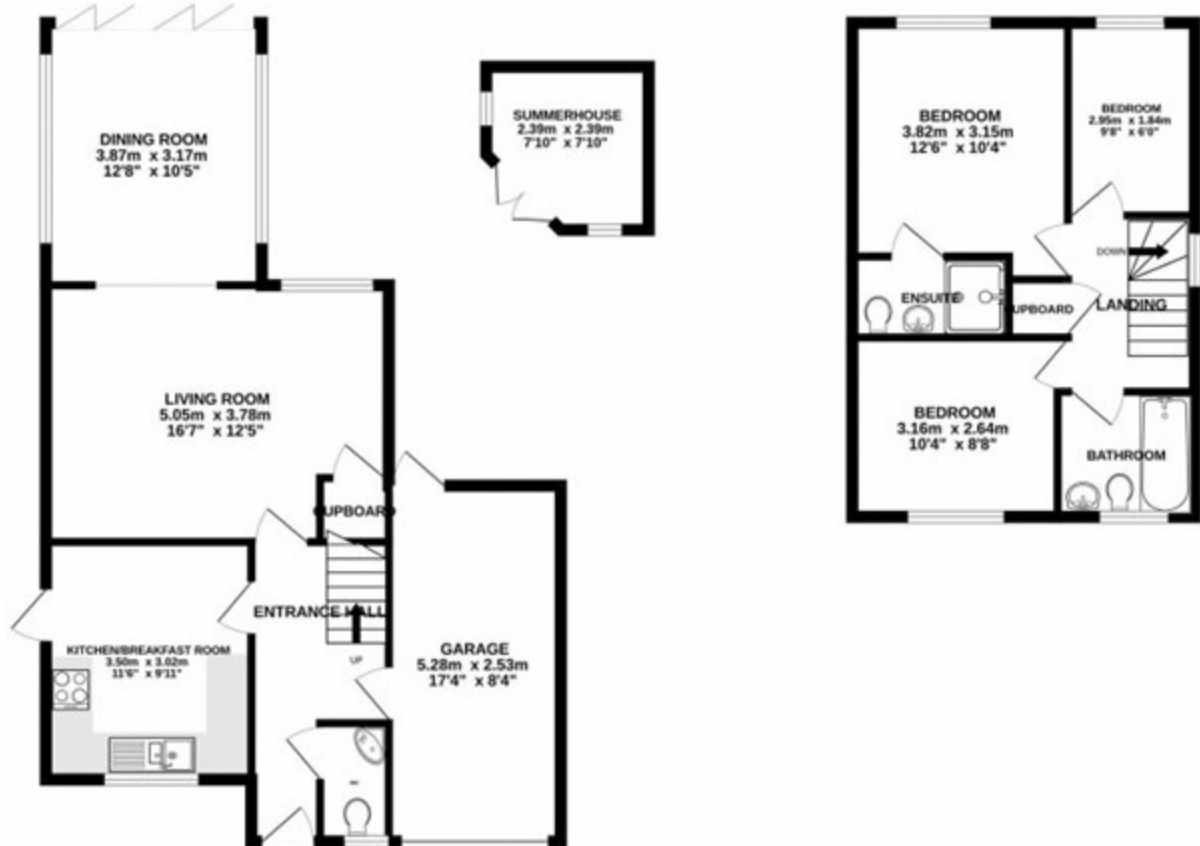
5.28m x 2.53m (17' 4" x 8' 4")

DRIVE WAY



FLOORPLAN & EPC

KALM
-ESTATE AGENTS-



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		82
(55-68) D	69	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC	

Stevenage
29, Shephall Green, Stevenage, SG2 9XS
01438 572020
linzi.davis@kalmestategents.co.uk