



London Road

Baldock,

Hertfordshire, SG7 6NB

Freehold - Guide Price £535,000

country
properties

A very well presented, bright and spacious 3 bedroom bay fronted semi-detached family home in central Baldock location within walking distance to all town centre amenities, schools and transport links! This fantastic property located on London Road, Baldock offers spacious accommodation as is, but also offers ample scope for further value adding/extension STPP. On the ground floor the home benefits from a large lounge which in turn leads to the generous dining room, this then leads to the kitchen and garden room which overlooks the attractive approx. 85ft rear garden. On the first floor are 3 good size bedrooms and a family bathroom. Externally the home offers mature front and rear gardens with driveway parking for 3 cars at the side leading to the detached single garage. A wonderful home that would suit a wide range of demographics and must be viewed in person to be fully appreciated.

- Bay fronted 3 bedroom semi-detached family home
- Approx 85ft rear garden
- Walking distance to local schools and amenities
- Driveway parking for 3 cars and detached garage with power
- Well presented throughout
- 3 Reception rooms
- Council Tax Band C/EPC TBC



Accommodation

Ground Floor

Entrance Hall

Stairs rising to first floor, radiator, under stairs storage cupboard, doors to lounge, cloakroom and arched opening to kitchen.

Cloakroom

Window to side aspect, heated towel rail, WC and wash hand basin.

Lounge

12' 4" x 14' 6" (3.76m x 4.42m) Bay window to front aspect, radiator, gas fire with marble hearth and timber surround, sliding door to:

Dining Room

12' 0" x 9' 9" (3.66m x 2.97m) Two radiators, doors to kitchen and garden room.

Garden Room

9' 1" x 11' 8" (2.77m x 3.56m) Radiator, window to side aspect, window to rear aspect, two Velux window to rear, French doors to rear garden.

Kitchen

11' 9" x 7' 8" (3.58m x 2.34m) Two windows to side aspect, range of wall mounted and base level units with work surface over and inset sink with drainer, integral double oven/grill, microwave and gas hob with extractor over, space for fridge/freezer, external door to side.

First Floor

Landing

Window to side aspect, loft hatch, doors to:



Bedroom One

13' 9" x 10' 2" (4.19m x 3.10m) Bay window to front aspect, two radiators and built in wardrobes.

Bedroom Two

11' 2" x 12' 10" (3.40m x 3.91m) Window to rear aspect and radiator.

Bedroom Three

8' 6" x 7' 9" (2.59m x 2.36m) Window to rear aspect and radiator.

External

Front garden

Front garden laid to lawn with mature beds and borders, driveway to side providing comfortable off road parking for 2-3 cars leading to detached single garage with gated access to rear. External utility cupboard at side housing combi boiler, washing machine and tumble dryer.



Rear garden

Faux grass seating area at head leading to easterly facing rear garden laid to lawn measuring approx. 85ft x 30ft with mature beds and borders, vegetable patch area with green house at rear, brick built garden store with power and lighting, gated access at side to front.

Garage - 17ft, with power sockets, lighting and automatic door.

Agent's Notes

Baldock

Baldock is a historic market town located within Hertfordshire County which benefits from having a main line railway station with connecting links to London and Cambridge. The town centre has lots to offer with local amenities such as high street shops, popular public houses, restaurants, local butchers, and cafes. Baldock is very popular for commuters as it is directly situated on the A1 and has good links onto the A505 and A10. This property is well located within Baldock being a very short walking distance away from the sought after Knights Templar Secondary School.





All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given and that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure.

Viewing by appointment only

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