



# 29, Dunkerley Court

Birds Hill, Letchworth Garden City,  
Hertfordshire, SG6 1FE

**£205,000**

country  
properties



Well Presented Modern Two Bedroom Ground Floor Apartment. Centrally Located Within Easy Walking Distance Of The Town Centre & Main Line Train Station. CHAIN FREE

The property has an open plan living room and kitchen area with some integrated appliances, main bedroom with an en-suite shower, second bedroom and a main bathroom. There is a secure entry phone system and an allocated parking space in the underground car park.

The town is a prime example of the Garden City Movement, which aimed to create planned communities with green spaces, affordable housing, and a focus on community well-being. Letchworth was the prototype for this movement. Letchworth Garden City provides residents with cultural and recreational amenities, including parks, museums, and sports facilities. It has a strong educational infrastructure, with a range of primary and secondary schools, as well as further education institutions. Letchworth Garden City is well-connected to London, Cambridge and other nearby towns. It has a railway station and is accessible by major roads

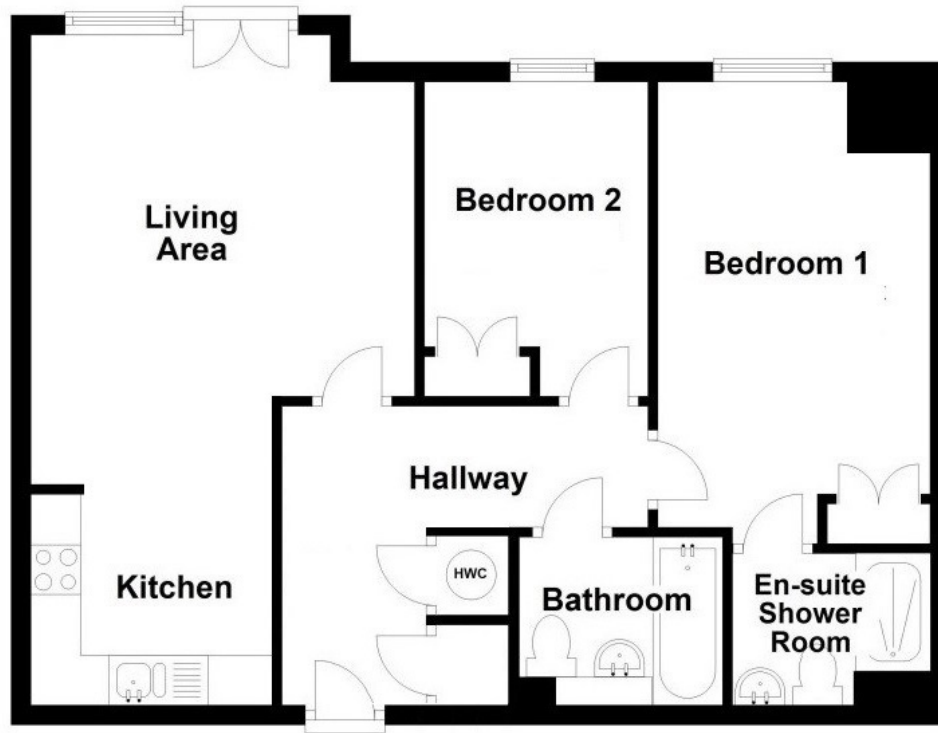
- Open plan kitchen/living room with French doors
- Fitted kitchen with integrated appliances
- Well appointed main bathroom and en-suite shower room.
- Electric heating and double glazed throughout
- Underground parking with lift.
- CHAIN FREE
- 125 year lease from 2005.
- Service Charge £1,626 pa
- Ground Rent £350 pa



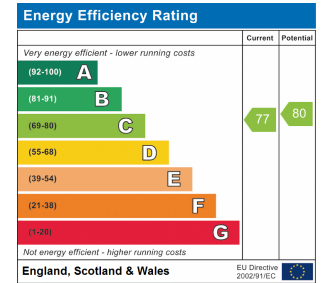








**Ground Floor**



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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