



Tulip Close, Biggleswade, Bedfordshire. SG18 8TR

Satchells



2 Bedroom End of Terrace House £340,000 Freehold

A beautifully presented, chain free, Two bedroom end of terrace home with extensions to both the front and rear. Complete with off road parking, fitted storage and private garden.

- Chain free
- Immaculately presented
- Two bedroom end of terrace
- Fitted wardrobes
- Private garden
- Front and rear extensions
- Office space
- Three parking spaces
- Close to schools and local amenities
- EPC rating C. Council tax band C

Ground Floor**Office:**

Abt. 8' 9" max x 8' 9" max (2.67m x 2.67m) Extended by the current owners in 2014, this space is currently used as a work from home area and for keeping muddy coats and shoes contained from the main house. Tiled flooring. Double glazed window to the front aspect and side aspect. External door to covered side passage way.

Inner Hallway:

Stairs to first floor landing. Laminate flooring. Doors to all rooms. Under stairs storage cupboard. Radiator.

WC:

Frosted window to rear aspect. Low level WC and hand wash basin. Radiator. Tiled flooring. Tiles to splash back area.

Living Room:

Abt. 13' 2" x 12' 9" (4.01m x 3.89m) Accessed via the inner hallway is a warm a cosy space to enjoy. Double doors leading through to conservatory. Laminate flooring. Radiator. Double glazed internal window to conservatory. Feature fireplace.

Conservatory:

Abt. 12' 1" x 7' 6" (3.68m x 2.29m) Built in 2014, this room is an ideal dining area or play room. Fitted with warm roof around 7/8 years ago. Radiator. Tiled flooring. Double doors leading to rear garden.

Kitchen:

Abt. 10' 4" x 6' 4" (3.15m x 1.93m) A modern white gloss kitchen with a range of wall and base units and complimenting worksurfaces. Undercounter space for washing machine. Space for floor standing fridge/freezer. Stainless steel sink and drainer. Electric oven with gas hob. Cupboard housing boiler. Tiled effect flooring. Double glazed window to front aspect. Ceiling lights.

First Floor**Bedroom One:**

Abt. 10' 6" max x 9' 5" max (3.20m x 2.87m) Located to the front of the property with a double-glazed window to front aspect. Two banks of fitted wardrobes. Laminate flooring. Cupboard housing hot water tank. Radiator.

Bedroom Two:

Abt. 11' 2" x 7' 9" (3.40m x 2.36m) A good sized double or large single bedroom with double glazed window to rear aspect. Laminate flooring. Radiator.

Shower Room:

Recently re-fitted this suite comprises of a walk in double length shower, wash hand basin and WC. Tiled flooring. Fully tiled walls. Ladder heated towel rail.

Outside Garden:

The South facing garden is mainly laid to lawn with mature trees to the rear for added privacy. Block paved patio area. Two storage shed to remain, one has power. There is side access from the driveway to the garden with cover overhead. Outside tap.

Parking:

The block paved area to the front of the property can host two small vehicles with an additional space located opposite. The access road is shared between the neighbouring properties; there are no monthly or annual fees paid.

Additional Information:

About the Area:

Located within footsteps of the 'Saxon Centre' you will find an array of shops including a pharmacy, gift shop and Co-op local. The Saxon Leisure Centre with swimming pool and Gym is only a 3 minute walk away.

Biggleswade town centre and mainline train station are just over 1 mile away, approximately 20 minutes on foot using various cut-throughs and footpaths. The town centre has a large range of shops, pubs and restaurants, offering something for everyone. Biggleswade mainline train station has services into London Kings Cross, St Pancras with the quickest journey time being only 30 minutes.

Local schools are within walking distance, along with the large A1 retail park with high street stores such as Next, Marks & Spencer and B&Q.

For those who like the countryside, there is a wide range of countryside walks nearby. Whether you visit Jordan's Mill for a cup of tea and some cake, the RSPB reserve in Sandy, Walk around the Green Wheel or the popular Shuttleworth Collection, you are not short for choice.

Agents Note:

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

Anti-Money Laundering (AML):

It is a legal requirement that all purchasers comply with Anti-Money Laundering regulations. As such, once a purchase has been agreed subject to contract, the purchaser/s will be required to undertake an AML check carried out by our third party provider at a cost of £66 inclusive of VAT per property, payable by the applicant/s.

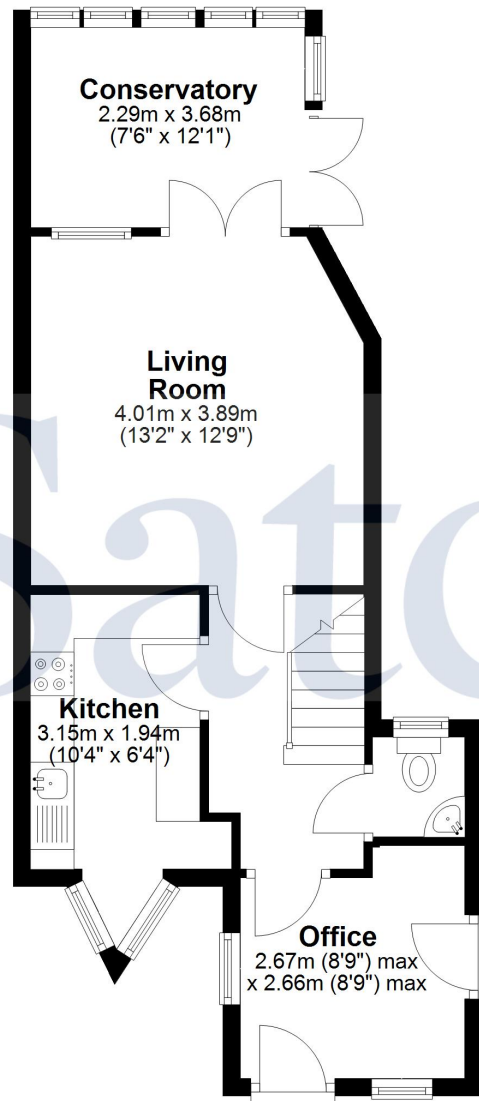




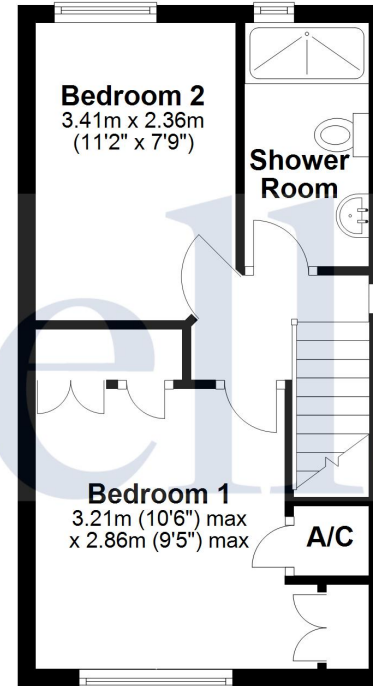
These particulars are a guide only and do not constitute an offer or a contract. The floor plan is for identification purposes only and not to scale. All measurements are approximate and should not be relied upon if ordering furniture, white goods and flooring etc. We have presented the property as we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

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Ground Floor



First 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.