



Chiltern Road, Baldock, Hertfordshire. SG7 6LU

| Satchells



1 Bedroom Flat

£175,000 Leasehold

This SPACIOUS GROUND FLOOR apartment is ideally situated on the outskirts of Baldock town centre within walking distance of the mainline station and easy access to the A1 and A505. This apartment benefits from a modern fitted kitchen, spacious living room, DOUBLE bedroom and three piece bathroom suite! This property is further complimented by off road parking. The Property has just had a lease extension, increasing the years to an impressive 178 unexpired.

- ONE bedroom apartment
- Ground floor apartment
- Three piece bathroom suite
- Modern fitted kitchen
- Spacious living room
- Walking distance from mainline station
- Off road parking
- EPC rating D. Council tax band B

Ground Floor

Entrance:

Via communal entry phone system leading to own front door.

Hall:

Fitted carpet, radiator, doors to all rooms.

Lounge:

Abt. 15' 3" x 11' 2" (4.65m x 3.40m) Double glazed window to front aspect. Radiator. Opens to kitchen.

Kitchen:

Abt. 11' 6" x 11' 0" (3.51m x 3.35m) Range of fitted wall and base units with roll top work tops, stainless steel sink and drainer, plumbed for washing machine oven hob and extractor fan double glazed window to side aspect.



Bedroom:

Abt. 12' 10" x 11' 2" (3.91m x 3.40m) Double glazed window to front aspect, radiator, fitted carpet.

Bathroom:

Low level WC, pedestal wash hand basin, panelled bath with over head shower, double glazed window to front aspect.

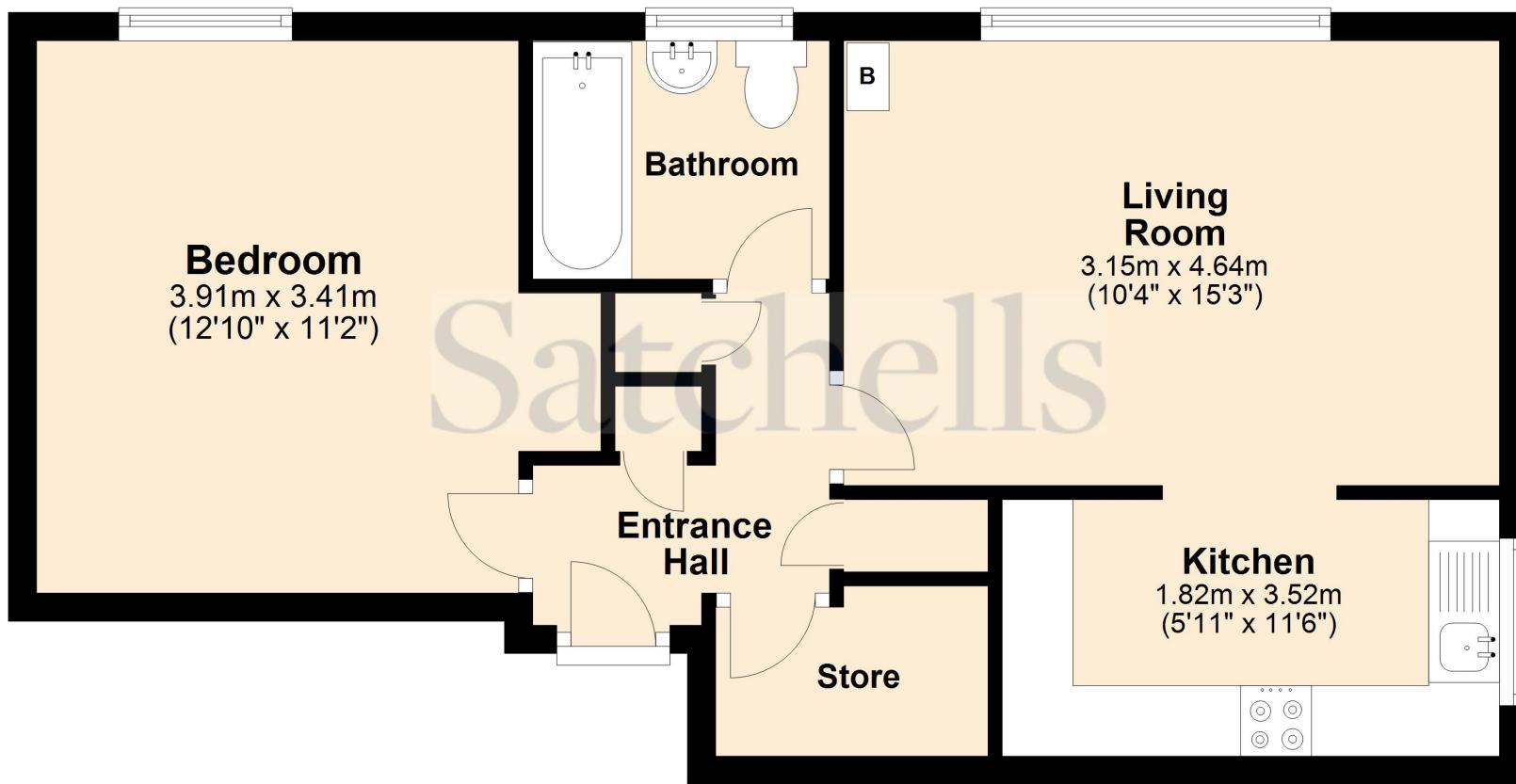
Agents Note:

Draft particulars yet to be approved by vendor and may be 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.

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Ground Floor



For illustrative 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.