



11 Parker Close, Letchworth Garden City, Hertfordshire, SG6 3RT

£750,000

Lane & Bennetts are delighted to present this extended and re-modelled five bedroom detached family home, positioned within a quiet sought after cul-de-sac just a short walking distance to the town centre and train station as well as highly regarded schools.

Offering a wealth of flexible accommodation the property benefits from a welcoming wide hallway, well presented modern fitted kitchen with a superb range of base & eye level units, large open plan family area and dining space that features a modern log burner and smart bi-folding doors opening to the rear garden. Additionally, the ground floor has a cloakroom and separate utility room.

The first floor accommodates a main bedroom with en suite bathroom plus a dressing room/bedroom five, two further double bedrooms, and family bathroom.

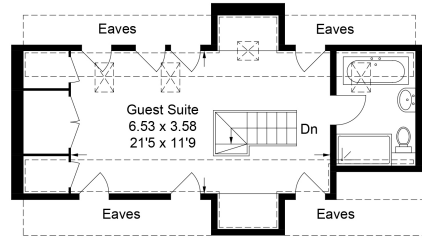
The second story has been skillfully converted to a guest suite with bedroom and an attractive en-suite bathroom, ample storage and natural light through Velux windows. It offers an independent access from the first floor and stunning staircase.

There is a good sized low maintenance rear garden which is screened by mature specimen trees, fruit bearing trees and hedging. The front of the property comprises of a well kept garden, double garage and sufficient parking for four cars.

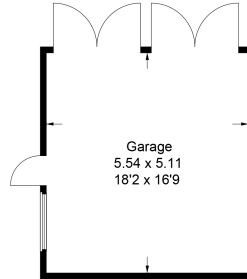




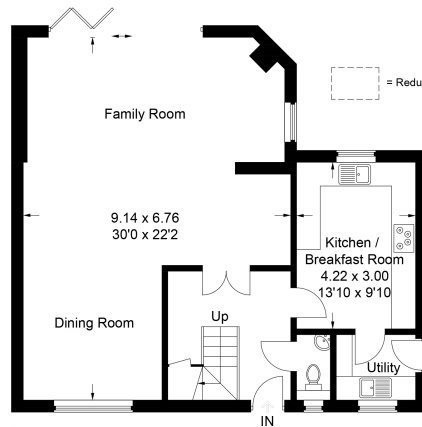
Approximate Gross Internal Area  
 Ground Floor = 80.7 sq m / 869 sq ft  
 First Floor = 59.4 sq m / 639 sq ft  
 Second Floor = 36.9 sq m / 397 sq ft  
 Garage = 28.3 sq m / 305 sq ft  
 Total = 205.3 sq m / 2210 sq ft  
 (Excluding Eaves)



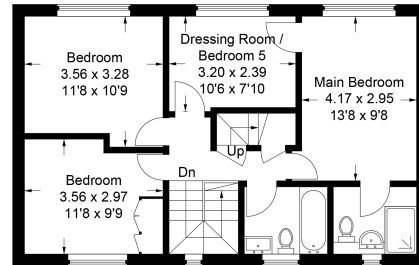
Second Floor



(Not Shown In Actual Location / Orientation)



Ground Floor



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.  
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- IMPRESSIVE & EXTREMELY SPACIOUS 5 DOUBLE BEDROOM FAMILY HOME
- EASY WALK TO THE TOWN AND STATION
- EN-SUITE TO MASTER BEDROOM
- DOUBLE GARAGE
- ATTRACTIVE GARDENS TO FRONT + REAR
- FABULOUS FEATURE LOG BURNER AND STYLISH Bi-Fold DOORS
- BRIGHT & BEAUTIFUL OPEN PLAN DINING AREA & FAMILY
- UTILITY PLUS CLOAKROOM
- SECOND STOREY GUEST SUITE WITH LARGE BEDROOM + EN SUITE BATHROOM
- PARKING FOR FOUR CARS | DOUBLE GARAGE
- MODERN FAMILY BATHROOM | EN SUITE TO MAIN BEDROOM
- Tenure: FREEHOLD | Council Tax Band: F | EPC: C

