



The Lodge Bungalow, High Street, Baldock SG7 6BN





## 2 Bedroom Bungalow

### £350,000 Freehold

The Lodge is situated at the entrance of what was the drive of Elmwood Manor. Elmwood Manor was destroyed by fire in 1916. The lodge and the adjoining remains of the kitchen garden wall as well as the scattering of trees in this area provide information regarding the history and layout of the house and parkland, which covered a large area to the Southwest side of the town. The lodge is constructed in brick that has been painted white with a shallow Welsh Slate hipped roof, with overhanging eaves and brackets. The front elevation has a simple canted bay with narrow semi-circular arched sash windows.



- Iconic Building
- Bungalow
- Two bedrooms
- Large garden
- Tons of potential
- Amazing opportunity
- Chain free
- Awaiting EPC. Council tax band C

### Viewing Arrangements:

The Property is being sold by informal tender with offers invited no later than the 29th of April 2025.

Viewings will take place on the 5th, 12th, 19th and 26th of April 2025. If you wish to view, please contact the office for a suitable time.



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.



## 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.