



Chambers Lodge Chambers Way, Biggleswade - SG18 8ES

Guide Price £210,000



HARVEY
ROBINSON

- TWO BEDROOM GROUND FLOOR MAISONETTE
- MASTER BEDROOM WITH EN SUITE
- SPACIOUS LOUNGE
- FITTED KITCHEN
- FAMILY BATHROOM
- ENCLOSED REAR GARDEN
- ALLOCATED PARKING
- CLOSE TO TOWN CENTRE
- WALKING DISTANCE TO TRAIN STATION
- IDEAL FIRST TIME BUY OR INVESTMENT

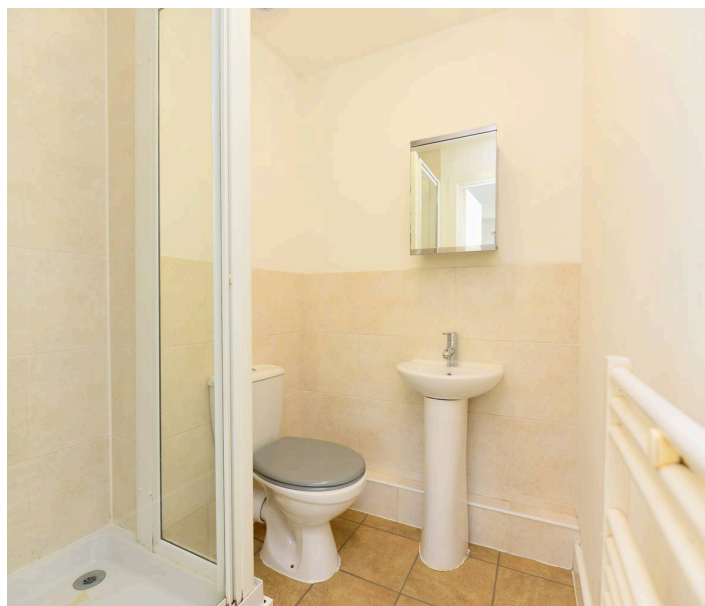




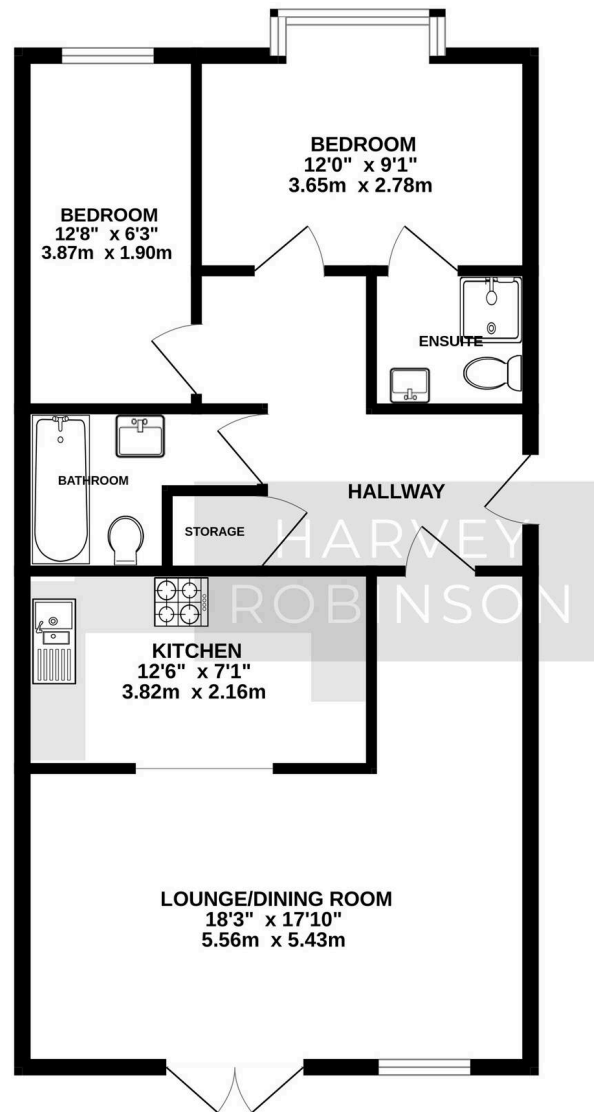
We are delighted to present for sale with no onward chain this well-presented two-bedroom ground floor maisonette, ideally situated within close proximity to Biggleswade town centre and the mainline train station. Offering well-balanced and practical accommodation throughout, the property makes for an ideal first-time purchase, investment, or downsize.

The accommodation comprises a private entrance leading into a welcoming hallway, a spacious lounge, a fitted kitchen, and two well-proportioned bedrooms. The principal bedroom benefits from en-suite facilities, with a separate bathroom serving the remainder of the property.

Externally, the property benefits from an enclosed rear garden, providing a private outdoor space. Further advantages include an allocated parking space. The property is offered to the market chain free.



GROUND FLOOR
670 sq.ft. (62.3 sq.m.) approx.





FAQ'S

Property Tenure: Leasehold

Council Tax Band: B

Property Built: 2007

Ground Rent: £391.04pa

Maintenance Charge: £1097.00pa

Lease Length Remaining: 104 Years

Primary school catchment: St Andrews East/Biggleswade Academy

Secondary school catchment: Edward Peake/ Stratton

What3Words Location: [///plan.february.scrubbing](https://www.what3words.com/plan/february.scrubbing)

EPC Rating: C

SERVICES

Heating: Electric

Electricity: Mains

Water: Mains

Sewage: Mains

Broadband: TBC

TRAVEL

Biggleswade Railway Station: 1.1 miles

Cambridge: 20.8 miles

Bedford: 13.9 miles

Milton Keynes: 29.9 miles

London: 45.5 miles

