



47 Kerr Close, Knebworth, Hertfordshire, SG3 6AL

Guide Price £239,995





Kerr Close

Knebworth, SG3 6AL

- Chain Free
- Re-fitted Kitchen
- Two Bedrooms
- Double Glazed Throughout
- Allocated Parking
- Ground Floor Position
- Spacious Lounge
- Bathroom with shower
- Close To Train Station
- Modern Efficient Electric Radiators

Alexander Bond & Co are delighted to offer to the market this CHAIN FREE, two-bedroom ground floor apartment, ideally situated within the popular village of Knebworth. The property benefits from a good quality kitchen and bathroom, allocated parking, and convenient access to the village centre and mainline railway station.

The accommodation is well presented and thoughtfully arranged, making it an excellent choice for first-time buyers, commuters or downsizers.

Upon entering the property, you are welcomed by a bright entrance hall with useful built-in storage. From here, the accommodation flows through to the principal bedroom, a generous double with built-in wardrobes, while the second bedroom provides a versatile space that would be ideal as a guest room, home office or study.

Further along the hallway, you enter the beautifully presented open-plan lounge/dining room, which offers a bright and spacious living area. Patio doors open directly onto the communal gardens, and providing convenient access towards the parking area.

The kitchen has been finished to a good standard and features a range of stylish high-gloss wall and base units, complemented by granite effect worktops and provision for appliances.



ENTRANCE HALL

Built in storage cupboard, electric radiator, double glazed window to rear, airing cupboard, wood effect flooring.

LOUNGE

Wood effect flooring, TV point, double glazed window to rear, double glazed french doors, electric heater.

KITCHEN

Granite effect worktop surfaces, high gloss white wall and base units, built in "Bosch" electric oven and hob, extractor fan, space for fridge, stainless steel single drainer sink unit with mixer tap, plumbing for washing machine, double glazed window to front,

BATHROOM

White modern three piece suite comprising of a panelled bath with mixer tap and shower attachment, low level WC, hand wash basin, wall mounted cabinet, ceramic tiled floor, extractor fan.



BEDROOM ONE

Double glazed window to front, built in wardrobes, electric heater.

BEDROOM TWO

Double glazed window to front, electric heater.

OUTSIDE

Allocated parking, bin storage area.
Communal Gardens

General Information

Lease: 999 Years from 1986

Service Charge: approx. £75.00 per month

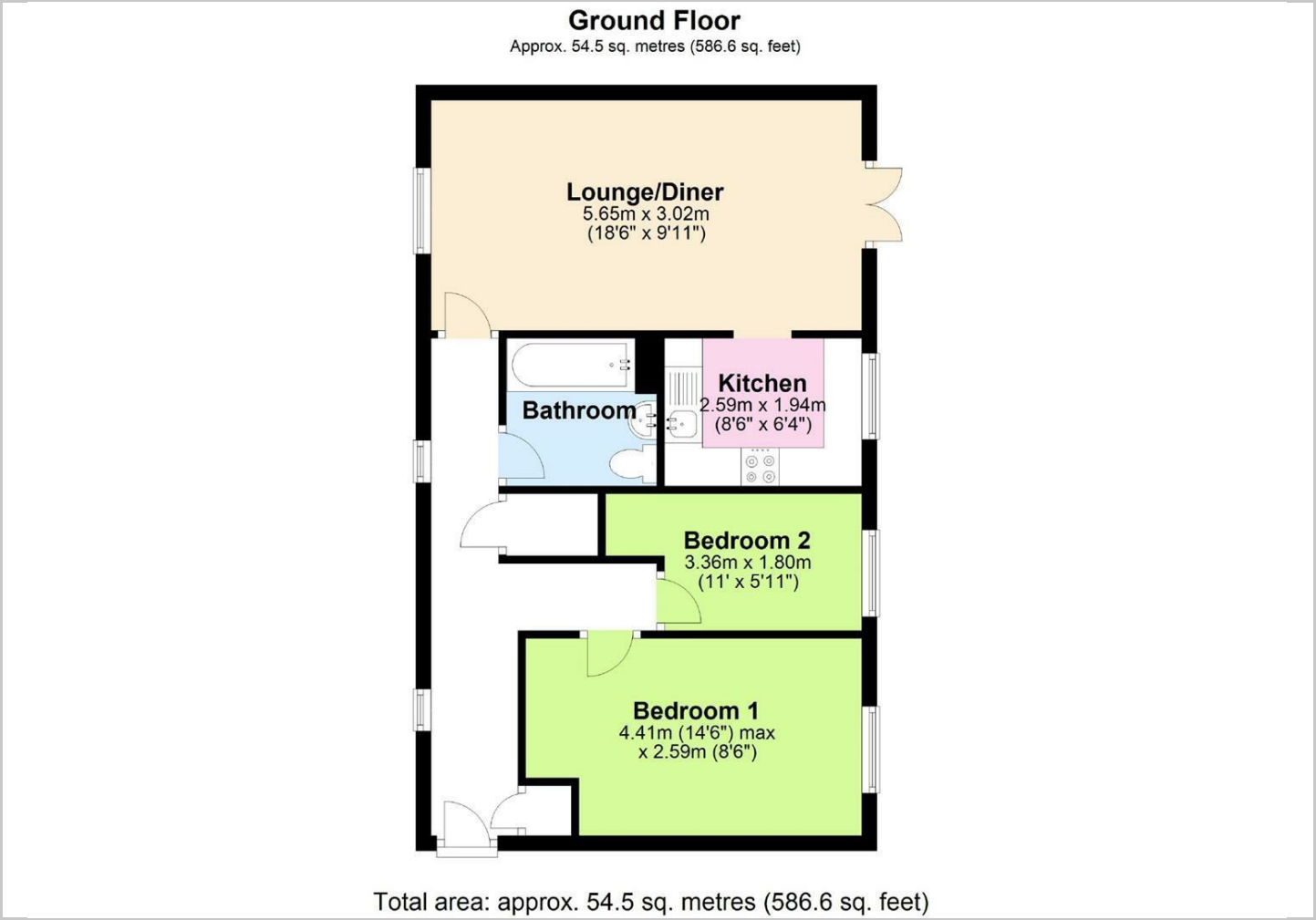
Directions

The village is well placed for access to neighbouring towns and commuter links, with the following distances for guidance: Stanstead airport 28 miles - Luton airport 13 miles - Heathrow airport 39 miles - A1(m) 3.6 miles - Hertford 8.5 miles - St Albans 13 miles - M25 Jct23 14 miles while Knebworth mainline railway station enables access to London Kings Cross in around 35 minutes





Floor Plans

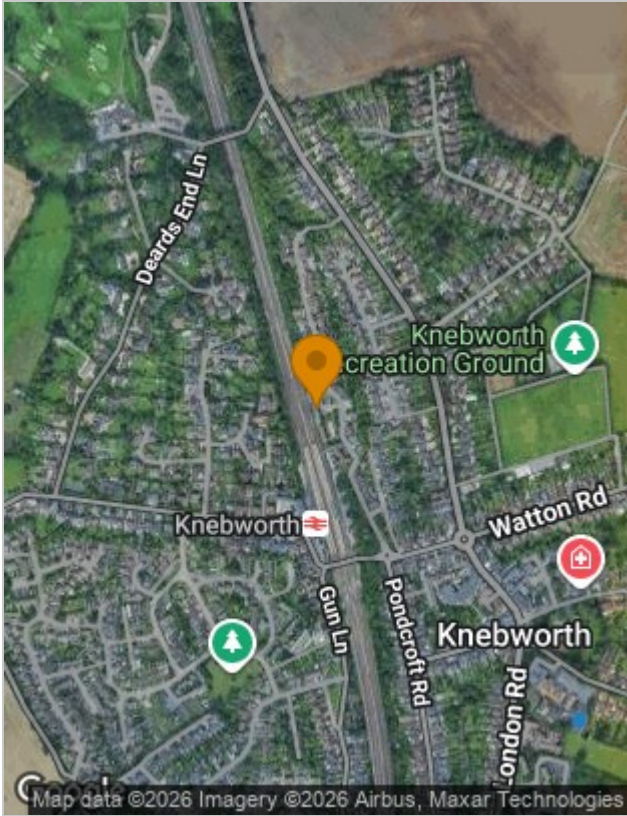


Viewing

Please contact our Alexander Bond & Co Office on 01438 811511 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

Location Map



Energy Performance Graph

