Manek House, Todds Green, Todds Green, SG1 2WQ

TRULY OUTSTANDING and NEWLY BUILT Two Bedroom GROUND FLOOR APARTMENT with ALLOCATED PARKING on the Boarder Between Todds Green and Symonds Green BOASTING A 997 YEAR LEASE. Features Include OPEN PLAN Kitchen/Dining Area and Lounge, TWO DOUBLE BEDROOMS, Family Bathroom, PEACEFUL SURROUNDINGS but close Drive to HITCHIN, Viewing Highly Suggested with the Upward Chain Complete.

Offers Over £280,000

Manek House, Todds Green, Todds Green, SG1 2WQ

- Truly Outstanding and Newly Built Two Bedroom Ground Floor Apartment with a 997 Year Lease
- Located on the Boarder Between Todds Green and Symonds Green
- Two Double Bedrooms
- Peaceful Surroundings
- Upward Chain Complete
- Allocated Parking
- Open Plan Kitchen, Dining Area and Lounge
- Family Bathroom
- Viewing Highly Suggested
- Moments Walk to Fisherman Pub and Close to the Hermit and Redcoats Pub

Entrance Hallway

8'6 x 3'5 (2.59m x 1.04m)

Double Glazed Door to Front Aspect, Smoke Alarm, Single Panel Radiator, Entry Phone System.

Bathroom

6'2 x 7'4 (1.88m x 2.24m)

Low Level W.C, Bath and Mixer Tap with Mains Shower Over, Extractor Fan, Vinyl Flooring, Tiled Splash Back, Extractor Fan, LED Spot Lighting, Single Panel Radiator, Wash Basin with Hot and Cold Taps and Tiled Splash Back.

Bedroom Two

10'9 x 7'5 (3.28m x 2.26m)

Double Glazed Window to Front Aspect, Single Panel Radiator.

Bedroom One

14'5 x 9'1 (4.39m x 2.77m)

Single Panel Radiator, Double Glazed Window to Front Aspect.

Open Plan Kitchen/Dining Area and Lounge

26'2 x 12'0 (7.98m x 3.66m)

Cupboards at Eye and Base Level, Roll Top Work Surfaces, Stainless Steel Sink and Mixer Tap, Upstands, Built in Fridge/Freezer, Dishwasher and Washing Machine, 4 Ring Gas Hob, Extractor Fan, LED Spot Lighting, Double Glazed Window to Front Aspect, Wall Mounted Logic Boiler, Upstands, T.V Point.

One Allocated Parking Space

Situated at the Front of the block, Parking Space B.

Lease Information and Local Information

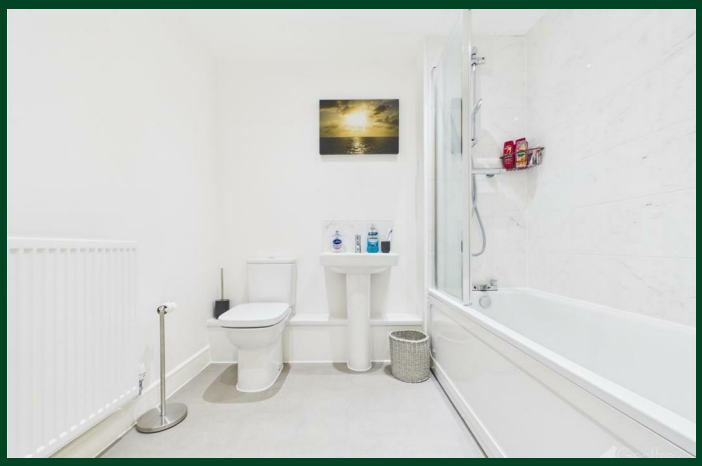
Service Charge - £2500.

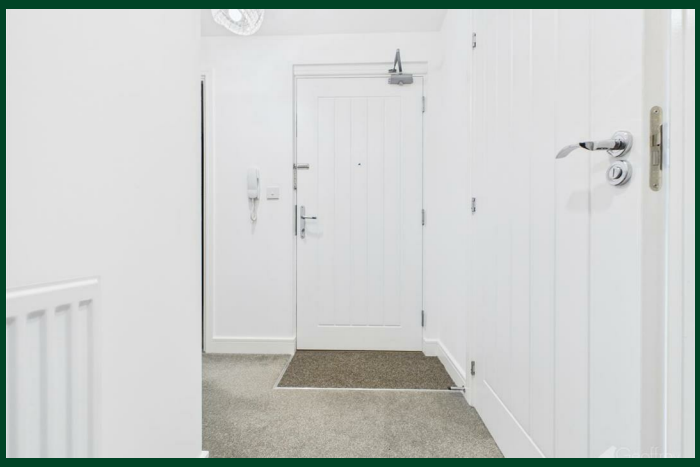
Ground Rent is PEPPERCORN and No Review Period is Set given its Peppercorn.

Building Insurance is Included.

997 Years Remaining

Symonds Green/Todds Green is one of the most well respected areas on the edge of Stevenage, and offers excellent walks to Todds Green, Fishers Green and beyond. There is a local shopping area offering a CO-OP along with a Health Care Centre, also there is The Fisherman Pub and The Cricket Billet Pub which have a great local reputation.

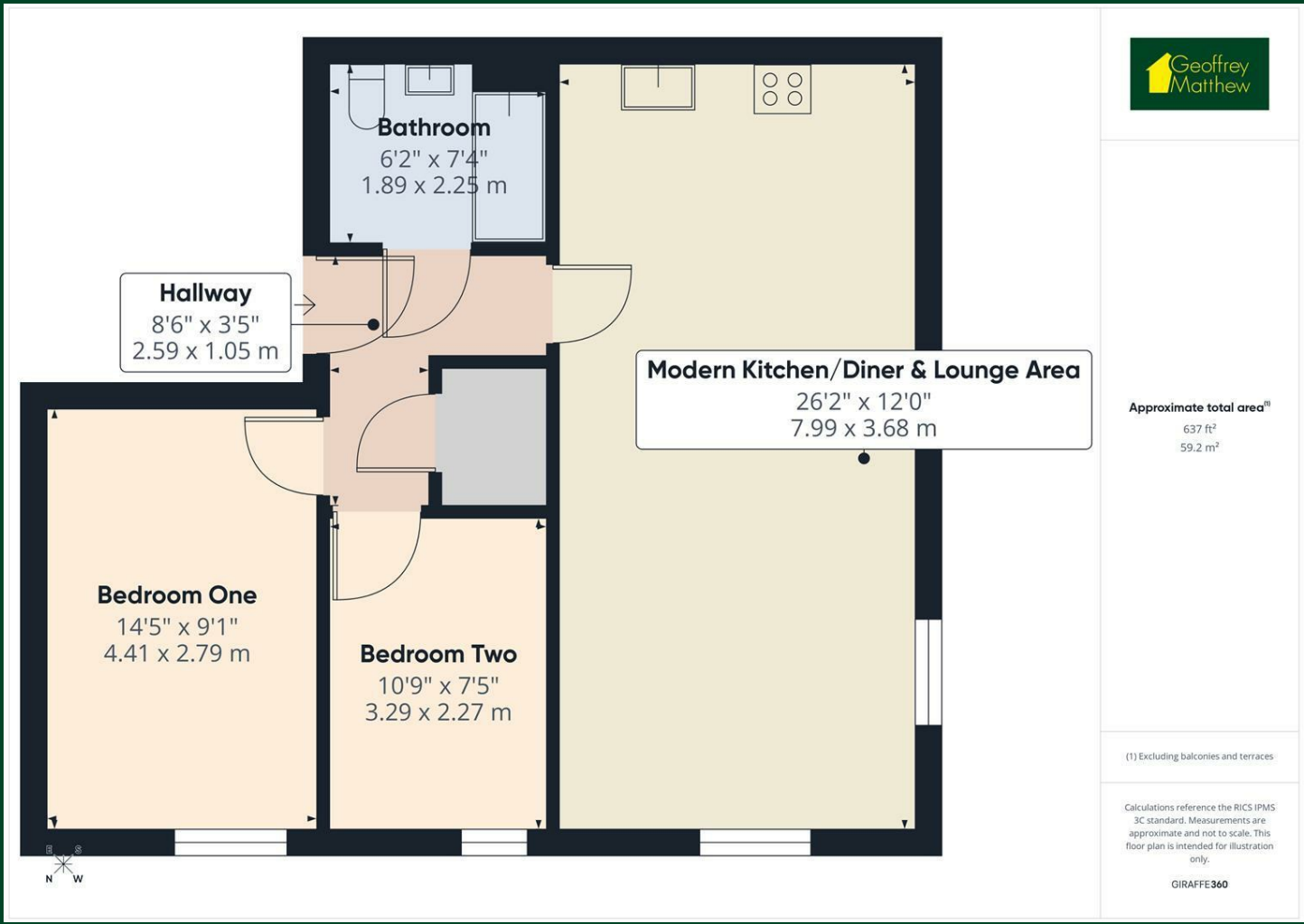




MANEK
HOUSE
Flats A - J

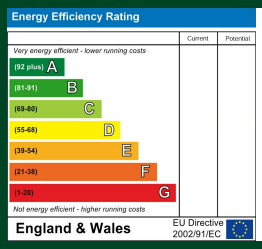
THE
FISHERMAN
CHICKEN & GRILL
THE FISHERMAN

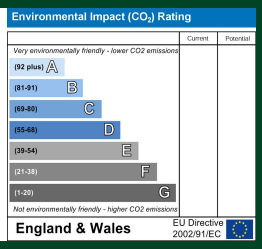
Floor Plan



Council Tax Details

Band: B





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