



Lonsdale Court, Pin Green, Stevenage, SG1 5EL

SPACIOUS and EXCELLENT POSITIONED ONE BEDROOM GROUND FLOOR Flat situated in one the of most prominent locations in Pin green. Within walking distance to Stevenage Old Town, New Town, Hampson Park and Mainline Station. Features include, Entrance Hallway, Kitchen Area, 18FT LOUNGE/DINER, DOUBLE BEDROOM, Family Bathroom, NO ONWARD CHAIN

£145,000

Lonsdale Court, Pin Green, Stevenage, SG1 5EL

- Spacious and Excellently Positioned One Bedroom Ground Floor
- Situated in One Of The Most Prominent Positions in Pin Green
- Within walking distance to Stevenage Old Town, New Town, Hampson Park and Mainline Station.
- Entrance Hallway
- Kitchen Area
- 18ft Lounge/Diner
- Double Bedroom
- Family Bathroom
- Electric Heating
- Offered with NO ONWARD CHAIN

Entrance Hallway

9'3 x 2'10 (2.82m x 0.86m)

Double Door to Front Aspect, Entry Phone System, Storage Cupboard, Cupboard with Consumer Unit.

Years Officially Remaining on the lease - 87

Note that the Section 20 works have been paid for by the current owners.

Lounge and Diner

10'2 x 18'4 (3.10m x 5.59m)

Electric Heater x 2, Double Glazed Window to Front Aspect, Coved Ceiling, Dimer Switch.

Kitchen Area

5'3 x 9'1 (1.60m x 2.77m)

Tiled Splash Back, Stainless Steel Sink with Hot and Cold Taps, Double Glazed Window to Front Aspect, Cupboards at Eye and Base Level, Space for Electric Cooker, Coved Ceiling.

Bedroom One

10'4 x 12'6 (3.15m x 3.81m)

Electric Radiator, Double Glazed Window to Front Aspect, Up and Over Door Wardrobes, Coved Ceiling, Dado Rail, Dimer Switch.

Family Bathroom

6'3 x 5'6 (1.91m x 1.68m)

Low Level W.C, Wash Basin, Bath with Hot and Cold Taps, Extractor Fan, Vanity Cupboard, Tiled Splash Back.

Lease and Local Information

This property is situated in Lonsdale Road which is one of the most prominent locations Pin Green which is within close proximity to Stevenage Old Town, New Town, Stevenage Mainline Station, Hampson Park, Fairlands Valley Park.

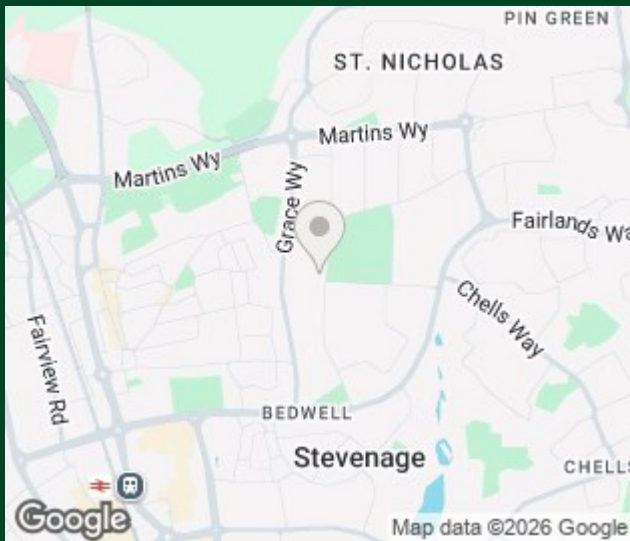
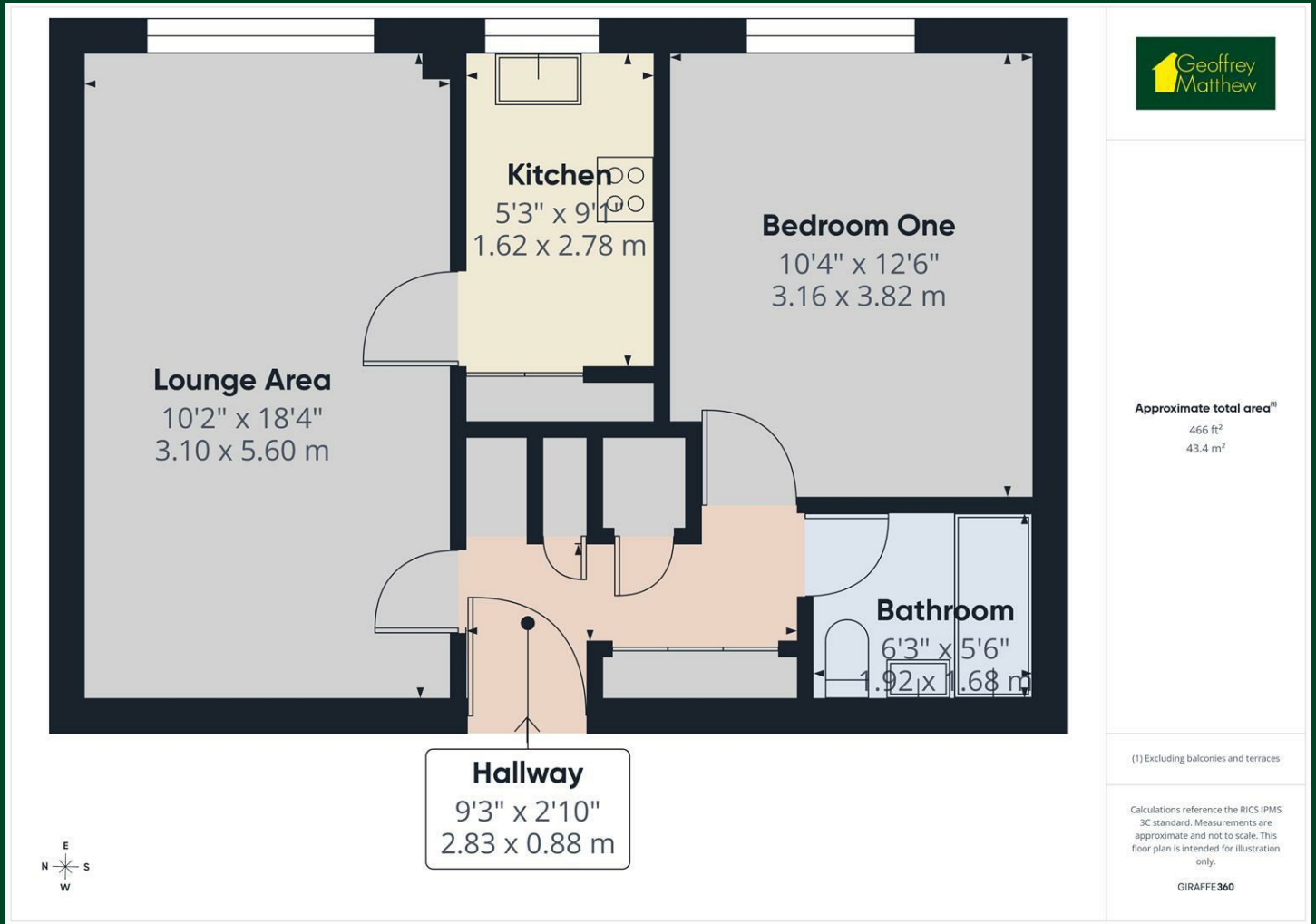
Lease Information

Ground Rent - £10 per year

Service Charge - £92.94 pcm



Floor Plan



Council Tax Details

Band: A

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

Energy Efficiency Rating: 53 (Current), 76 (Potential)

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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