



Lincoln Crescent

Biggleswade,
Bedfordshire, SG18 8HR
£199,000

country
properties

Offered CHAIN FREE, this beautifully renovated one bedroom cluster home would make an ideal first time purchase or investment opportunity. Recently updated throughout, the property benefits from fresh decoration, a brand new kitchen, new bathroom, and new flooring throughout, allowing any buyer to move straight in.

Internally, the ground floor comprises a bright and spacious lounge with a lovely bay window allowing plenty of natural light, along with a useful understairs storage cupboard. The newly fitted modern kitchen offers a hob, oven, washing machine, and fridge freezer. Upstairs boasts a generous double bedroom and a stylish brand new bathroom suite complete with overhead shower.

Further benefits include two allocated parking spaces and a small front garden area. A fantastic turnkey home in great condition throughout.

Location

Biggleswade Town Centre is steeped with history, and is up & coming with all your amenities and a retail park. It also has great commuting links into London Kings Cross via train, good schooling and local cafes, restaurants and bars and has easy access directly onto the A1M and commutable links to the M1 and M11, and also within 15 miles of London Luton Airport.

(All purchasers must complete an AML and financial sanctions check once a sale is agreed (subject to contract). The check is carried out by our third-party provider at a cost of £60 including VAT per property, payable by the applicant(s).)

- CHAIN FREE – A MUST VIEW !
- New kitchen and bathroom
- New flooring throughout – turnkey ready!
- Perfect for first time buyers/investors
- Re-decorated throughout
- Close to town centre & station

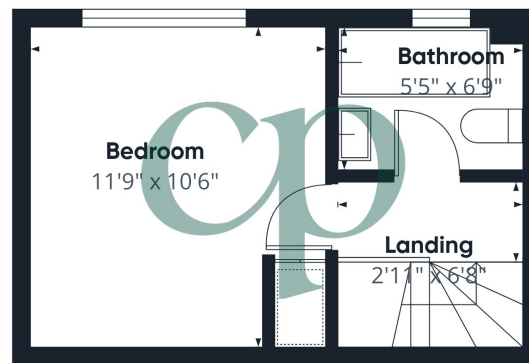








Floor 0



Floor 1



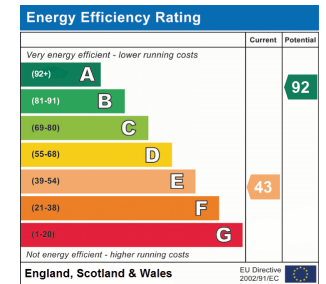
Approximate total area⁽¹⁾
396 ft²
Reduced headroom
12 ft²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given and that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure

Viewing by appointment only

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