



PUTTERILLS

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**Guide Price £475,000**  
**Kingsfield House,**  
**Baldock, SG7 6FR**



## PROPERTY SUMMARY

Presenting a truly unique opportunity to acquire a sophisticated two-bedroom apartment nestled within a beautifully converted Georgian building, ideally located in a converted Edwardian former convent, situated between Letchworth and Baldock. Kingsfield House was built in 1908 as a convent, and it remained so for the next century. It has now been converted into modern apartments and coach houses.

Blending period charm with contemporary living, this property offers a seamless blend of traditional features and high-spec modern finishes.

Upon entering the apartment, you're greeted by an inviting hallway that leads into a spacious, open-plan living and dining area. This impressive space is bathed in natural light through tall sash windows, offering a warm and welcoming atmosphere complemented by high ceilings and elegant hardwood floors. The living area flows effortlessly into the contemporary kitchen, fitted with top-of-the-range integrated appliances, quartz countertops, and ample storage, catering to both everyday functionality and stylish entertaining.

The principal bedroom is a luxurious retreat, complete with a sleek en-suite shower room and generous wardrobe space. The second bedroom, equally spacious, offers versatility as a guest room, study, or home office. A well-appointed family bathroom with premium fittings, a bathtub, and a hand-held shower completes the accommodation.

Residents benefit from access to meticulously maintained communal gardens, providing a tranquil outdoor space to unwind. The property further includes two allocated parking spaces and secure, gated entry for peace of mind. The location is equally desirable, with Baldock Town Centre just a short 0.5-mile distance away. Enjoy a plethora of shopping options, cafés, and restaurants all within easy reach, allowing for a vibrant and bustling lifestyle. With Baldock's excellent transport links to London and a range of local amenities, fine dining, and boutique shopping on your doorstep, this home presents an ideal lifestyle choice for discerning buyers. For an opportunity to appreciate the full charm and quality of this exceptional apartment, we highly recommend arranging a viewing. Contact Putterills of Hertfordshire today to secure your appointment and experience refined living at its finest.

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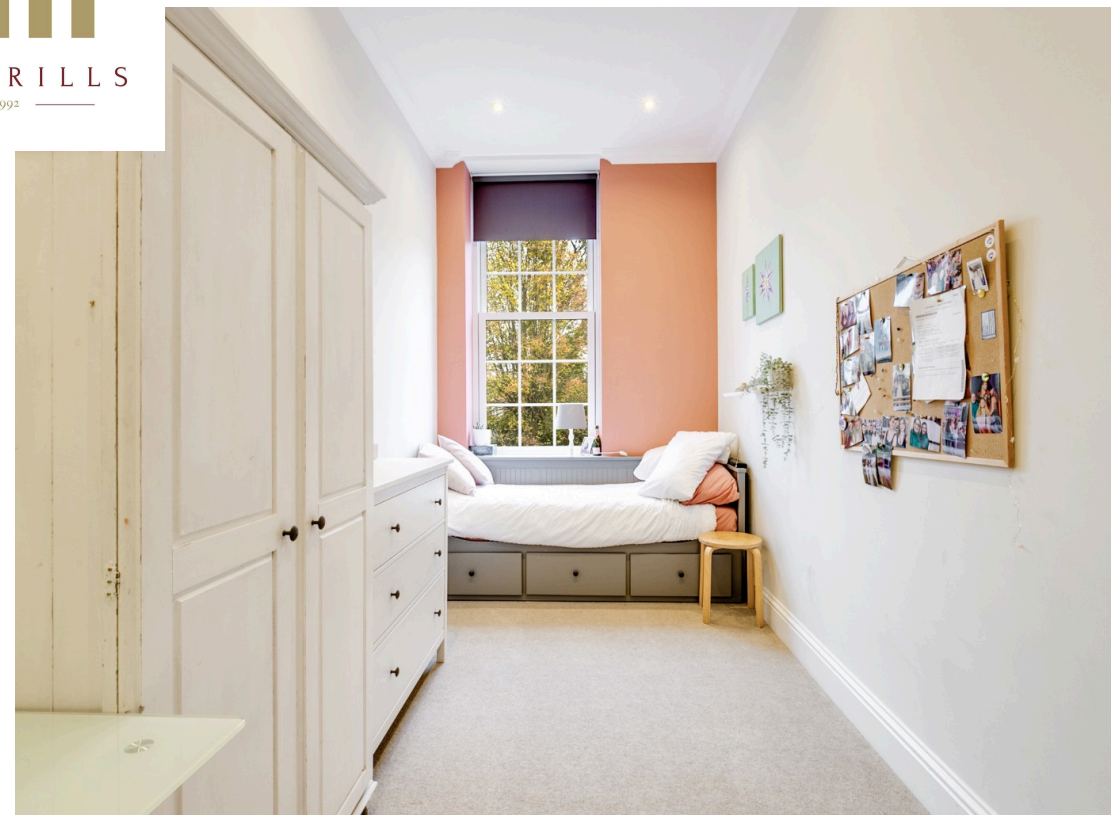
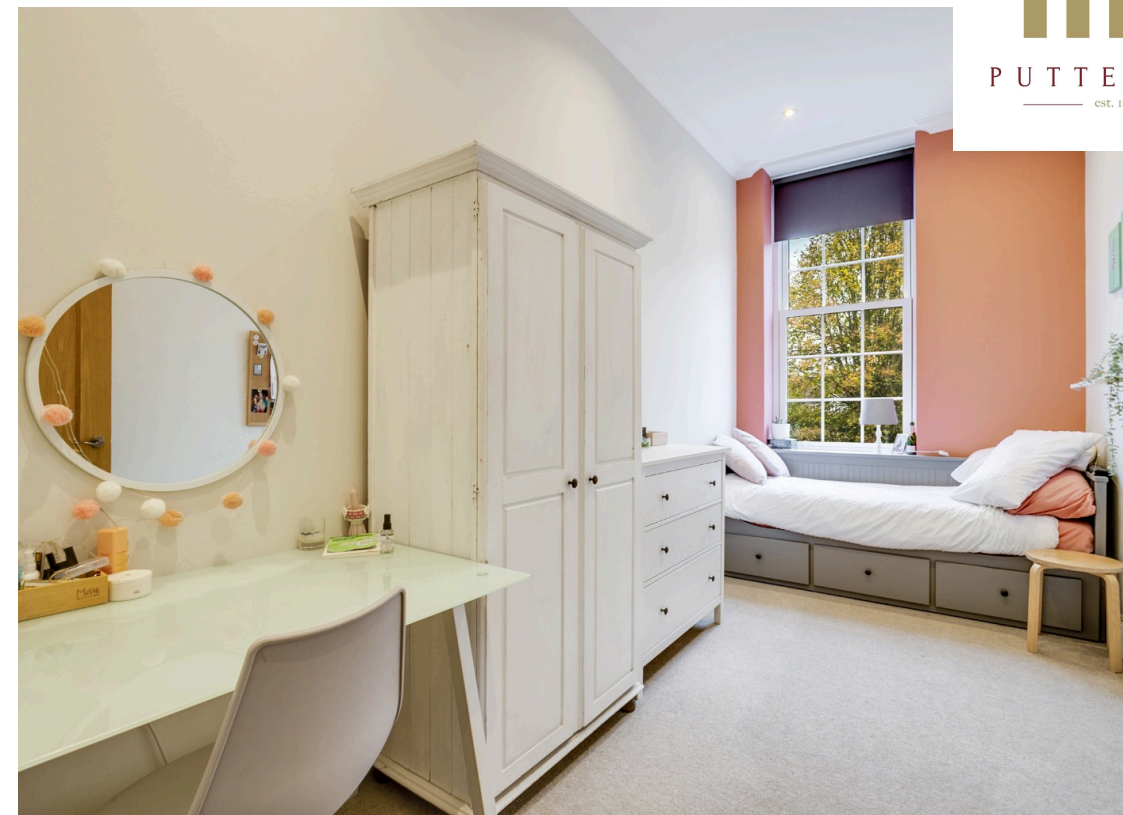






















# Kingsfield House, SG7

Approximate Area = 107.86 sq m / 1161 sq ft

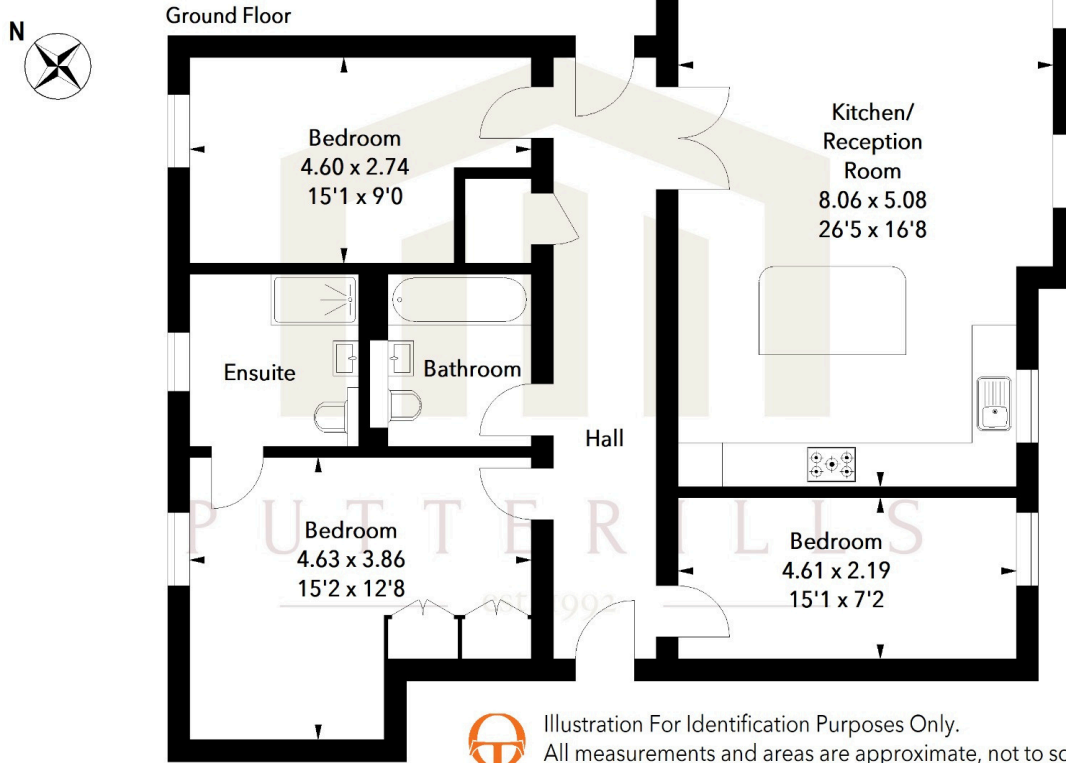


Illustration For Identification Purposes Only.  
All measurements and areas are approximate, not to scale.  
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**LOCAL AUTHORITY**  
North Herts

**TENURE**  
Freehold

**COUNCIL TAX BAND**  
E

**VIEWINGS**  
By prior appointment only

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	60 D	60 D
39-54	E		
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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## CONTACT DETAILS

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