



18 Alexander Road, Stotfold, Hitchin, Hertfordshire. SG5 4NA





3 Bedroom Semi-Detached House

Guide Price £485,000 Freehold

A beautifully presented semi-detached family home that has recently undergone extensive refurbishment and is located in one of Stotfold's most sought after no through roads.

This lovely home offers a spacious living accommodation and comprises entrance hall, lounge, a recently re-fitted kitchen/dining room, with Quartz worktops and integrated appliances, and conservatory to the ground floor. To the first floor are three good size bedrooms and a re-fitted family bathroom. Externally is an attached garage, driveway, front garden and a good sized established rear garden. Further improvements that have recently been undertaken include re-wiring, re-plastering, new windows, redecoration and new flooring throughout.

- A refurbished family home
- Re-fitted kitchen/dining room
- Re-fitted family bathroom
- Three generous bedrooms
- Lounge
- Conservatory
- Front and rear gardens
- Garage and driveway
- Fully rewired
- EPC rating D. Council tax band D

Ground Floor

Front Door:

Double glazed front door with double glazed flank windows.

Entrance Hall:

Stairs to first floor with cupboard under. Radiator. Wall mounted thermostat control. Laminate flooring.

Lounge:

Abt. 13' 11" x 12' 9" (4.24m x 3.89m) Double glazed window to front. Television point. Radiator. Coved ceiling. Carpet as fitted.

Kitchen/Dining Room:

Abt. 19' 8" x 10' 11" (5.99m x 3.33m) A superbly refitted kitchen/dining room comprising a comprehensive range of eye and base level units with ample Quartz worktops incorporating a breakfast bar. Single drainer stainless steel one and a half bowl sink unit. Built in four ring gas hob with extractor hood over. Built in eye level double electric oven. Integrated dishwasher, washing machine and fridge/freezer. Inset ceiling lights. Double glazed window to rear. Double glazed door to side lobby. Radiator. Contemporary vertical radiator. Laminate flooring.

Conservatory:

Abt. 9' 11" x 7' 8" (3.02m x 2.34m) Brick and double glazed construction with double glazed French doors to the rear garden. Laminate flooring.

Side Lobby:

Glazed door to rear garden. Door to garage. Storage cupboard. Door to WC.

WC:

Low level WC and wash hand basin.

First Floor

Landing:

Double glazed window to side. Loft access. Airing cupboard. Coved ceiling. Carpet as fitted.

Bedroom One:

Abt. 13' 11" x 12' 1" (4.24m x 3.68m) Double glazed window to front. Radiator. Storage cupboard. Coved ceiling. Carpet as fitted.

Bedroom Two:

Abt. 11' 3" x 13' 5" max (3.43m x 4.09m) Double glazed window to rear. Radiator. Coved ceiling. Carpet as fitted.

Bedroom Three:

Abt. 7' 5" x 7' 3" (2.26m x 2.21m) Double glazed window to front. Radiator. Coved ceiling. Carpet as fitted.

Bathroom:

Abt. 8' 1" x 5' 8" (2.46m x 1.73m) A superbly refitted white suite comprising panelled bath with mixer tap, shower over and glass shower screen. Vanity unit with inset wash hand basin and low level WC. Heated towel rail. Part tiled walls. Dual aspect double glazed windows to side and rear. Extractor fan. Inset ceiling lights. Laminate flooring.

Outside**Front Garden:**

Retained by a brick wall with driveway leading to the garage. Decorative stone and a central planting area.

Rear Garden:

A good sized rear garden with a paved patio area leading to an established lawn. A further patio at the base of the garden. Timber shed. Outside light.

Agents Note:

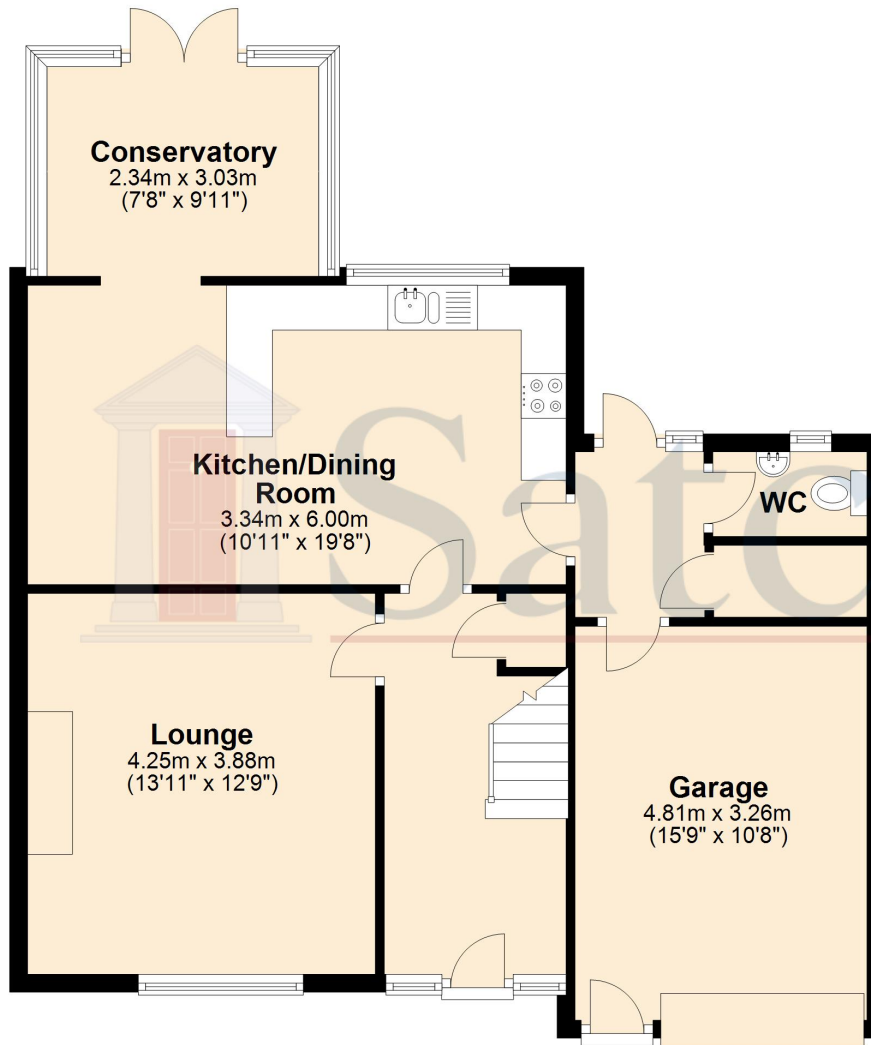
Draft particulars yet to be approved by vendor and may be subject to change.



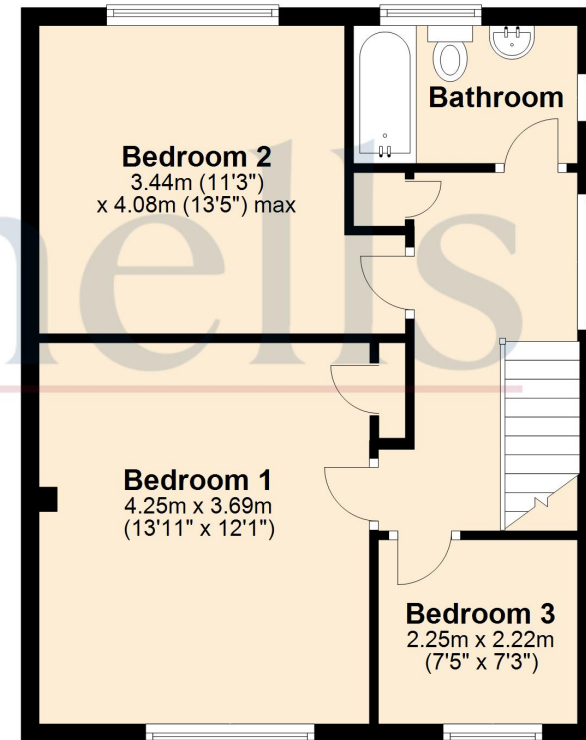


These particulars are a guide only and do not constitute an offer or a contract. The floor plan is for identification purposes only and not to scale. All measurements are approximate and should not be relied upon if ordering furniture, white goods and flooring etc. We have presented the property as we feel fairly describes it but before arranging a viewing or deciding to buy, should there be anything specific you would like to know about the property please enquire. Satchells have not tested any of the appliances or carried out any form of survey and advise you to carry out your own investigations on the state, condition, structure, services, title, tenure, and council tax band of the property. Some images may have been enhanced and the contents shown may not be included in the sale. Satchells routinely refer to 3rd party services for which we receive an income from their fee. If you would like us to refer you to one of these services please ask one of our staff who will pass your details on. We advise you check the availability of the property on the day of your viewing.

Ground Floor



First Floor



For illustrative purposes only - NOT TO SCALE - Measurements shown are approximate. The size and position of doors, windows, appliances and other features are approximate.
Plan produced using PlanUp.