



Claymores, Stevenage, Hertfordshire. SG1 3TL







## 4 Bedroom Terraced House

### Guide Price £435,000 Freehold

Located approximately 0.6 miles from Stevenage old town and mainline railway station is this superb four bedroom family home that has been greatly improved by the current owners.

As you enter the property through the porch extension you are greeted by a welcoming hallway with doors leading to the cloakroom, living room with feature multi-fuel burner and a stunning refitted kitchen/dining room with integrated appliances and quartz worktops. Upstairs are four generous bedrooms, three of which are doubles, and a refitted family bathroom. Externally is an established rear garden with patio area, mature lawn, summer house, timber shed and brick built outbuildings. To the front is a block paved driveway for four cars.

- Impressive four bedroom family home
- Stunning kitchen/dining room
- Refitted family bathroom
- Living room with multi fuel burner
- Ground floor cloakroom
- South facing rear garden
- Summer house and outbuildings
- Driveway for four cars
- Must be viewed
- EPC rating D. Council tax band C

## **Ground Floor**

### **Front Door:**

Double glazed front door.

### **Entrance Hall:**

Stairs to first floor with cupboard under. Radiator. Coved ceiling. Tiled flooring.

### **Cloakroom:**

A white suite comprising vanity unit with inset wash hand basin and low level wc. Double glazed window to front. Wall mounted electric radiator. External fan. Tiled flooring.

### **Living Room:**

Abt. 14' 1" x 12' 3" (4.29m x 3.73m) Double glazed window to front. Radiator. Feature fireplace with inset multi-fuel burner. Wall lights. Radiator. Television point. Carpet as fitted.

### **Kitchen/Dining Room:**

Abt. 21' 1" x 10' 5" (6.43m x 3.17m) A superbly refitted kitchen/dining room comprising a comprehensive range of eye and base level units with ample quartz worktops. Inset butler sink. Built in five ring gas hob, eye level double electric oven and extractor hood. Integrated fridge, freezer, washing machine and dishwasher. Cupboard housing gas boiler. Double glazed window to rear. Double glazed door to side alley. The dining area has a media wall with inset remote LED lighting. Double glazed french doors leading to the rear garden. Radiator. Inset ceiling lights. Tiled flooring.

## **First Floor**

### **Landing:**

Loft access. Coved ceiling. Carpet as fitted.

### **Bedroom One:**

Abt. 17' 5" x 8' 10" (5.31m x 2.69m) Twin aspect double glazed windows to rear. Radiator. Recessed storage area. Television point. Carpet as fitted.

### **Bedroom Two:**

Abt. 14' 1" x 8' 10" (4.29m x 2.69m) Double glazed window to front. Radiator. Television point. Coved ceiling. Carpet as fitted.

### **Bedroom Three:**

Abt. 14' 2" x 8' 11" (4.32m x 2.72m) Double glazed window to front. Radiator. Built in cupboard. Coved ceiling. Carpet as fitted.

### **Bedroom Four:**

Abt. 11' 1" x 7' 3" (3.38m x 2.21m) Double glazed window to front. Radiator. Built in overstairs storage. Carpet as fitted.

### **Bathroom:**

A refitted white suite comprising a 'P' shaped shower bath with mixer tap, rainfall shower and glass screen, pedestal wash hand basin and low level wc. Fully tiled walls. Heated towel rail. Twin aspect double glazed windows to rear. Inset ceiling lights. Tiled flooring.



**Satchells**

## Outside

### Driveway:

A block paved driveway to the front provides off road parking for four cars.

### Garden:

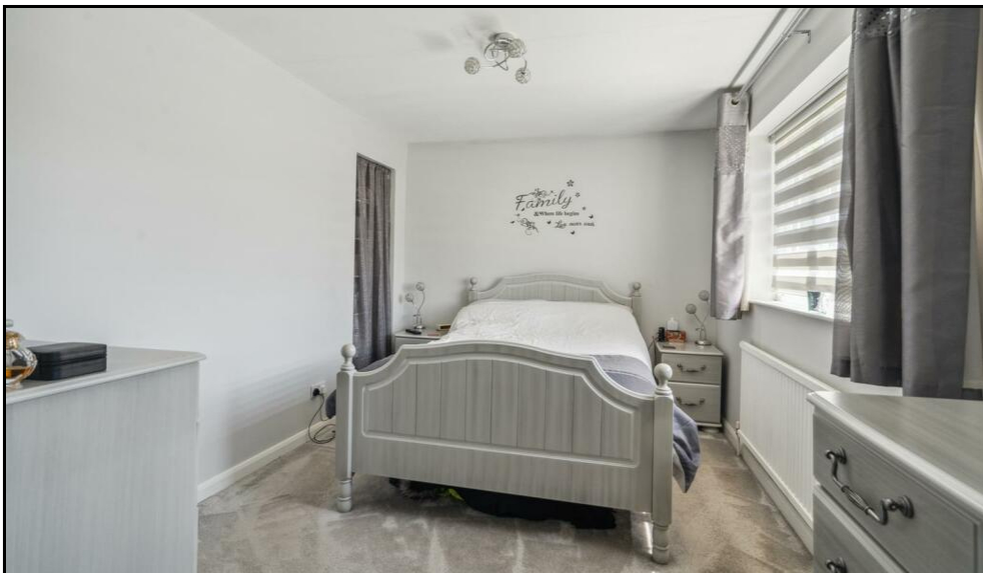
A south facing rear garden with a patio area leading to an established lawn and raised beds. At the base of the garden is a timber summerhouse, ideal for entertaining. There are two brick built outbuildings with power and light, the smaller one ideal for storage whilst the larger one provides a useful utility area. Timber shed to remain. Gated side access. Outside tap.

### Agents Note:

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

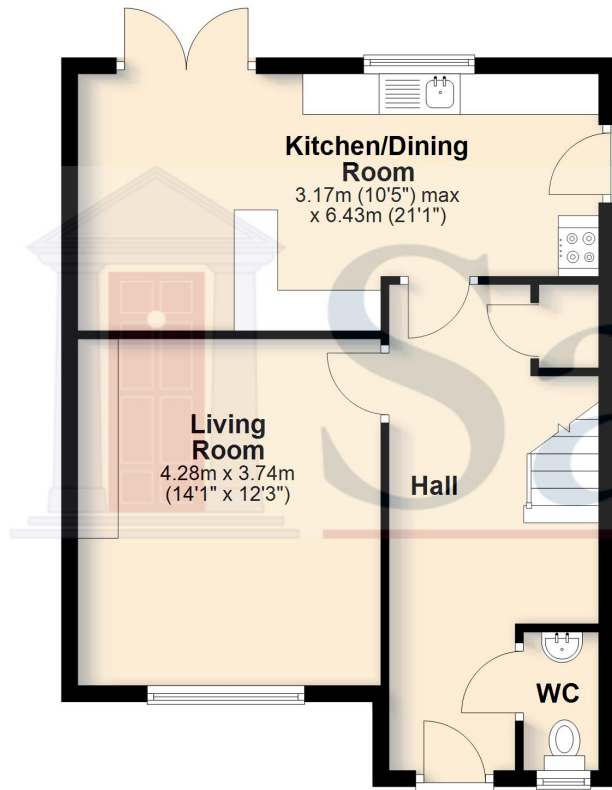




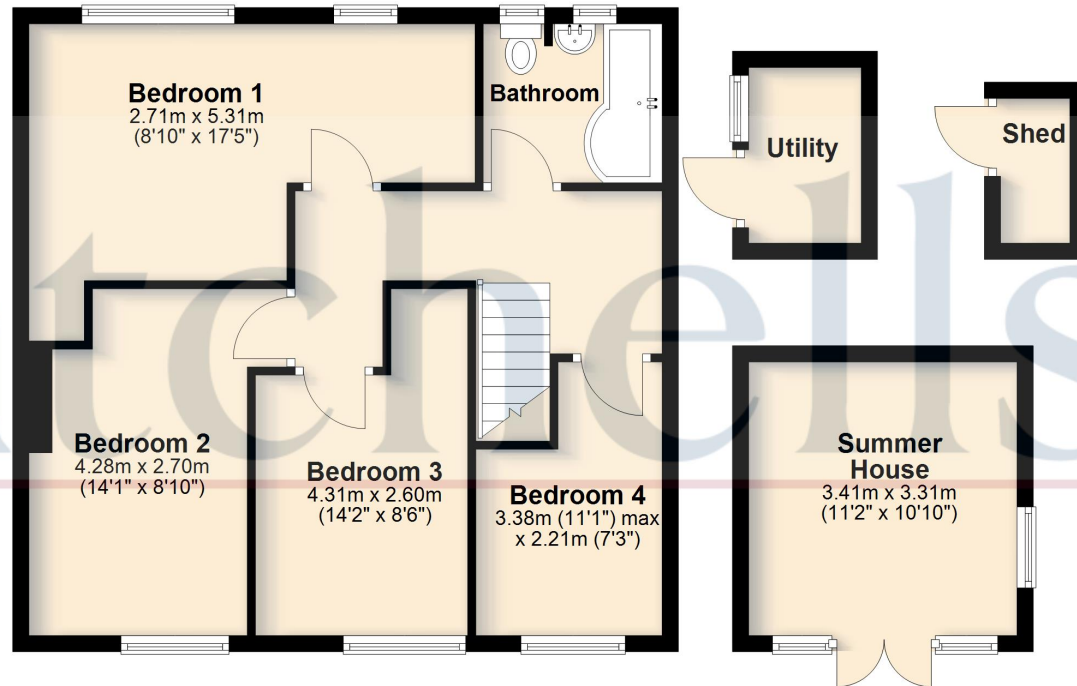


These particulars are a guide only and do not constitute an offer or a contract. The floor plan is for identification purposes only and not to scale. All measurements are approximate and should not be relied upon if ordering furniture, white goods and flooring etc. We have presented the property as we 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.