



Kymswell Road, Stevenage, Hertfordshire. SG2 9JX

- CLOSE TO SCHOOLS AND AMENITIES
- TERRACED HOUSE
- THREE BEDROOMS
- TWO RECEPTION ROOMS
- FIRST FLOOR BATHROOM AND SEPARATE WC
- SOUTH WEST FACING GARDEN
- FITTED KITCHEN
- DRIVEWAY FOR 2 CARS
- NEW ROOF
- SHEPHALL LOCATION



PROPERTY DESCRIPTION

This well positioned family home located in Shephall, Stevenage offers good living accommodation and benefits from off street parking for two cars. The property comprises; a kitchen, dining room/playroom or study, a lounge/diner with doors leading to the garden. Three bedrooms and separate wc and bathroom. Outside; the property offers a South/Westerly facing rear garden with patio and vegetable beds. There is a decked patio seating area to the rear of the garden. To the front there is a paved driveway for two vehicles.

Kymswell Road is located in the Shephall area of Stevenage; being in prime position for Stevenage schools and other amenities including:

Featherston Primary School 1 minute walk away

Barnwell Secondary School 0.5 miles

Marriotts Secondary School 0.8 miles

Sainsbury's Supermarket 0.4 miles

Fairlands Valley Park 0.8 miles

Town Centre 2.5 miles

Stevenage Train Station 2.2 miles



ROOM DESCRIPTIONS

GROUND FLOOR

ENTRANCE HALLWAY

Tiled floors, radiator and doors to the kitchen, dining room and lounge.

KITCHEN

2.42m x 3.66m (7' 11" x 12' 0")

The kitchen offers a range of fitted units with an additional larder cupboard. There is space and plumbing for a dishwasher, washing machine and fridge/freezer. The boiler is wall mounted. There is a window to the front and tiled flooring.

LOUNGE

3.69m x 5.2m (12' 1" x 17' 1")

A good sized lounge/diner with laminate flooring, French doors leading out to the garden. Radiator

DINING ROOM

1.78m x 3.43m (5' 10" x 11' 3")

A versatile room which could be used as either a dining room, study or playroom. It has a door leading out to the rear garden. There is also a storage area which goes under the stairs. Radiator

FIRST FLOOR

FIRST FLOOR LANDING

Doors to all bedrooms and bathroom, access to the loft via a hatch. The loft is fully boarded with a ladder and light and covers the full floor space of the house.

BEDROOM ONE

3.70m x 4.1m (12' 2" x 13' 5")

A double bedroom with window to the rear aspect. There is a cupboard housing the hot water tank. Radiator.

BEDROOM TWO

2.89m x 3.49m (9' 6" x 11' 5")

A double bedroom with window to the front aspect. A built in storage cupboard which can be used as a wardrobe. Radiator.

BEDROOM THREE

2.49m x 2.79m (8' 2" x 9' 2")

A single bedroom with window to the rear aspect. Radiator.

BATHROOM

1.61m x 1.75m (5' 3" x 5' 9")

A white suite with side panel bath and wash hand basin, partially tiled walls and window to the front aspect.

W.C.

0.78m x 1.61m (2' 7" x 5' 3")

A low level WC with window to the front aspect.

EXTERIOR

REAR GARDEN

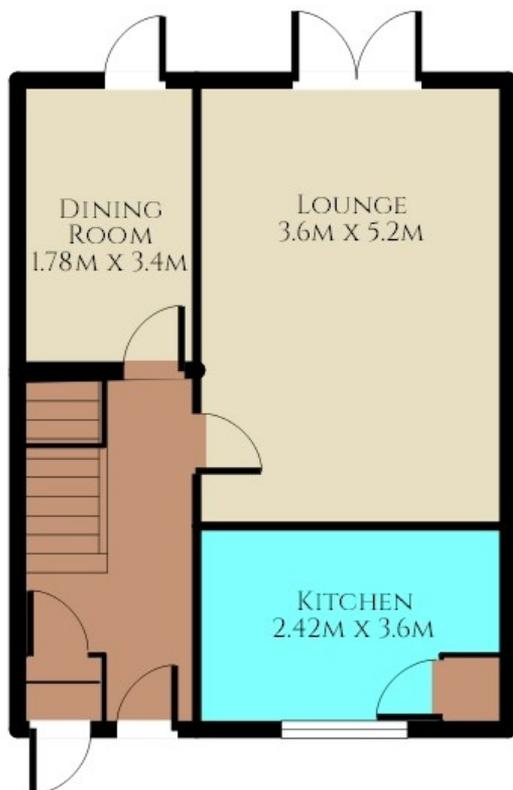
A South/Westerly facing enclosed rear garden with patio and lawn, vegetable beds and a rear decked seating area.

FRONT DRIVEWAY

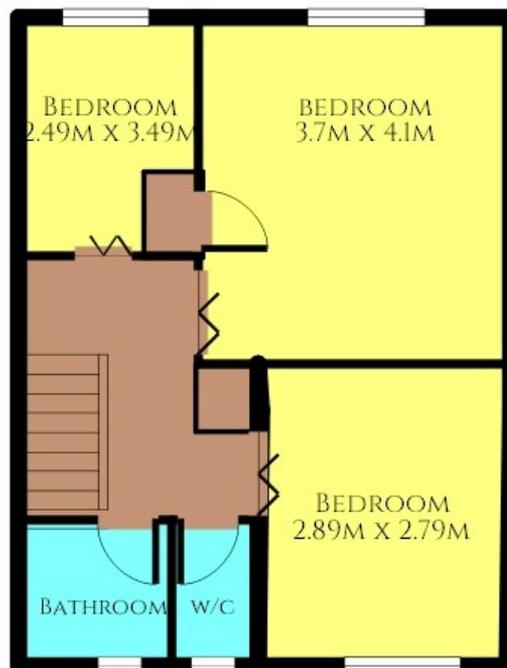
A paved driveway suitable for two vehicles.



FLOORPLAN



GROUND FLOOR



FIRST FLOOR

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