

FOR SALE

£300,000 Freehold



Mendip Way, Stevenage, Hertfordshire. SG1 6GE

- FREEHOLD
- GARAGE AND PARKING SPACE
- TWO DOUBLE BEDROOMS, EACH WITH FITTED WARDROBES
- DUAL ASPECT MASTER BEDROOM
- EN-SUITE SHOWER ROOM
- UTILITY ROOM
- COMBINATION BOILER
- LARGE LOUNGE/DINER
- CLOSE TO LOCAL AMENITIES



PROPERTY DESCRIPTION

This impressively sized, two bedroom coach house situated in Great Ashby is well presented and ready to move into. The property comprises; Lounge/diner, kitchen, two double bedrooms, each with fitted wardrobes, en-suite shower room to the master bedroom and bathroom. On the ground floor, a utility provides space for the washing machine and wall mounted combination boiler. The garage has power and lighting with an up and over door to the parking space in front.

Mendip Way is located in Great Ashby and is conveniently located within walking distance to local shops, other local amenities include:

Round Diamond Primary School 0.2 Miles

Local Shops 0.2 Miles

Lister Hospital 1.8 Miles

Stevenage Town Centre 2.5 Miles

Stevenage Train Station 2.6 Miles



ROOM DESCRIPTIONS

GROUND FLOOR

ENTRANCE HALLWAY

Stairs to the first floor. Door into the garage.

GARAGE

2.62m x 5.51m (8' 7" x 18' 1")

Accessible via the up and over door to the front with power and lighting. Door to the utility room.

UTILITY ROOM

1.58m x 1.24m (5' 2" x 4' 1")

Space for washing machine, base unit and worksurface over. Wall mounted combination boiler. Storage cupboard housing the electric meter.

FIRST FLOOR

LOUNGE/DINER

6.49m x 3.75m (21' 4" x 12' 4")

A fantastic size room with space for sofa suite and dining table. Window to the front and side aspect, open to the kitchen. Radiator.

KITCHEN

3.62m x 2.08m (11' 11" x 6' 10") MAX

Fitted kitchen with a range of wall and base units with worksurface over, double over, hob with extractor over. Space for dish washer and fridge/freezer. Window to the front aspect. Downlighting.

BEDROOM ONE

3.18m x 5.51m (10' 5" x 18' 1")

Running the width of the property with dual aspect windows to the front and back, this bedroom is a fantastic size. Fitted wardrobe and door to the en-suite shower room. Access to the loft via a pull down ladder (the loft is boarded down the centre and has lighting)

EN-SUITE SHOWER ROOM

1.71m x 3.03m (5' 7" x 9' 11")

Double shower tray with rainfall shower over, vanity wash hand basin and w/c. Window to the rear aspect. Heated towel radiator. Downlighting.

BEDROOM TWO

2.47m x 3.65m (8' 1" x 12' 0")

Double bedroom with window to the front aspect. Fitted wardrobes and radiator.

BATHROOM

2.75m x 2.08m (9' 0" x 6' 10")

Side panel bath with mixer taps and thermostatic shower over, glass shower screen, wash hand basin and w/c. Window to the rear aspect. Heated towel radiator. Storage cupboard. Downlighting.

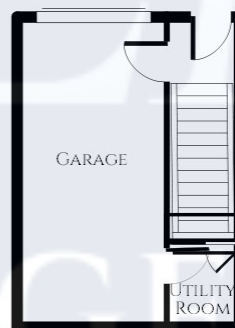


FLOORPLAN

KALM
- ESTATE AGENTS -



FIRST FLOOR



GROUND FLOOR

TOTAL AREA: 74SQM (800 SQ.FT)
INCLUDING GARAGE AND UTILITY ROOM 97SQM (1044 SQ.FT)

WHILST EVERY ATTEMPT HAS BEEN MADE TO ENSURE THE ACCURACY OF THE FLOORPLAN CONTAINED HERE, MEASUREMENTS OF DOORS, WINDOWS, ROOMS AND ANY OTHER ITEMS ARE APPROXIMATE AND NO RESPONSIBILITY IS TAKEN FOR ANY ERROR, OMISSION OR MISTATEMENT. THIS PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND SHOULD BE USED AS SUCH BY ANY PROSPECTIVE PURCHASER. THE SERVICES, SYSTEMS AND APPLIANCES SHOWN HAVE NOT BEEN TESTED AND NO GUARANTEE AS TO THERE OPERTABILITY OR EFFICIENCY CAN BE GIVEN.

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