

Illustration for identification purposes only, measurements are approximate, not to scale.
 Garage Area : 22.90 sq m / 246.49 sq ft
 (Excluding Garage)
 Approximate Gross Internal Floor Area : 147.70 sq m / 1589.83 sq ft

Chalkdown



England, Scotland & Wales	
EU Directive	2002/91/EC
Very energy efficient - lower running costs	A (2+)
	B (81-91)
	C (69-80)
	D (55-68)
	E (39-54)
	F (21-38)
Not energy efficient - higher running costs	G (1-20)
Current	74
Potential	63



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Offers In Excess £600,000 Freehold

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Description

A super spacious five bedroom, detached family home offering versatile and practical living space for an expanding family. Situated in an attractive corner plot in a sought after, private Cul-de-sac location. This beautiful home has been cared for and loved by its current owners who have improved the property throughout. OFFERED CHAIN FREE !! A MUST SEE!



THE ACCOMMODATION

Description

Offered for sale CHAIN FREE this five bedroom detached family home is a must view. Accommodation comprises of large entrance hall, snug, modern fitted kitchen, dining room, lounge and second lounge/family room. To the first floor there are five bedrooms of which the master bedroom has an en-suite shower room, there is an additional family bathroom. Externally there is an enclosed rear garden and parking to front for two/three cars. There is also a double garage. There is an audio system installed in the majority of the house including the garden.

Successful planning application in place. Enquire with ourselves for more information.

Entrance Hall

Double glazed door with side panel to front aspect. Stairs rising to first floor. Under stairs storage cupboard. Doors to snug, kitchen and dining room.

Snug - 3.02m x 2.72m (9'11" x 8'11")

Double glazed window to front aspect. Radiator. Built in wardrobe/storage cupboard.

Kitchen - 2.44m x 3.3m (8'0" x 10'10")

Double glazed window to rear aspect. Fitted with a range of base and eye level units providing ample work surface. Inset stainless steel sink with mixer taps. Space for range cooker and fridge freezer. Integrated dishwasher. Through too.

Kitchen - 2.44m x 3.4m (8'0" x 11'2")

Double glazed window and door to rear aspect. Radiator. Plumbing for washing machine and space for tumble dryer. Pantry cupboard.

Dining Room - 2.69m x 3.33m (8'10" x 10'11")

Double glazed window to rear aspect. Radiator. Through to lounge

- 3.61m x 5.26m (11'10" x 17'3")

Double glazed sliding door to rear aspect. Double glazed window to front aspect. Two radiators. Feature fireplace with surround and hearth, Door to into small hall way providing access to second lounge and double garage.

Second lounge - 4.11m x 3.68m (13'6" x 12'1")

Double glazed sliding door to rear aspect. Two radiators.

First floor landing

Double glazed window to front aspect. Doors to all rooms. Storage cupboard.

Bedroom one - 3.61m x 3.28m (11'10" x 10'9")

Double glazed window to rear aspect. Radiator. Door to en-suite.

En-suite

Suite comprising shower cubicle, wash hand basin and low level w.c.

