



# Lonsdale Road

Stevenage,  
Hertfordshire, SG1 5DU  
OIEO £340,000

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properties

The property offers a spacious entrance hallway with stairs rising to the first floor, two built-in storage cupboards, and access to all ground floor rooms, along with a part-glazed door leading to the rear garden.

The ground floor offers a good-sized dual-aspect living room with plenty of natural light, a spacious sunroom leads from the living room blending indoor and outdoor space, a separate dining room overlooking the front garden, and a kitchen fitted with a range of eye and base level units and space for appliances. A ground floor WC that also houses the gas-fired combination boiler completes the downstairs accommodation. The property would benefit from updating throughout, it offers a fantastic opportunity for buyers to modernise and create a home tailored to their own tastes and requirements.

There is also a generous store room, accessed externally via the rear storm porch and benefiting from light and power, offering excellent storage or potential for alternative use (subject to necessary consents).

Upstairs, the first floor landing provides access to three well-proportioned bedrooms and a family bathroom. The principal bedroom is a good size and includes a spacious built-in wardrobe. Bedroom two benefits from built-in storage and loft access, while bedroom three would make an ideal nursery, study, or single bedroom. The bathroom is currently fitted with a bath, hand wash basin and WC and could benefit from refurbishment.

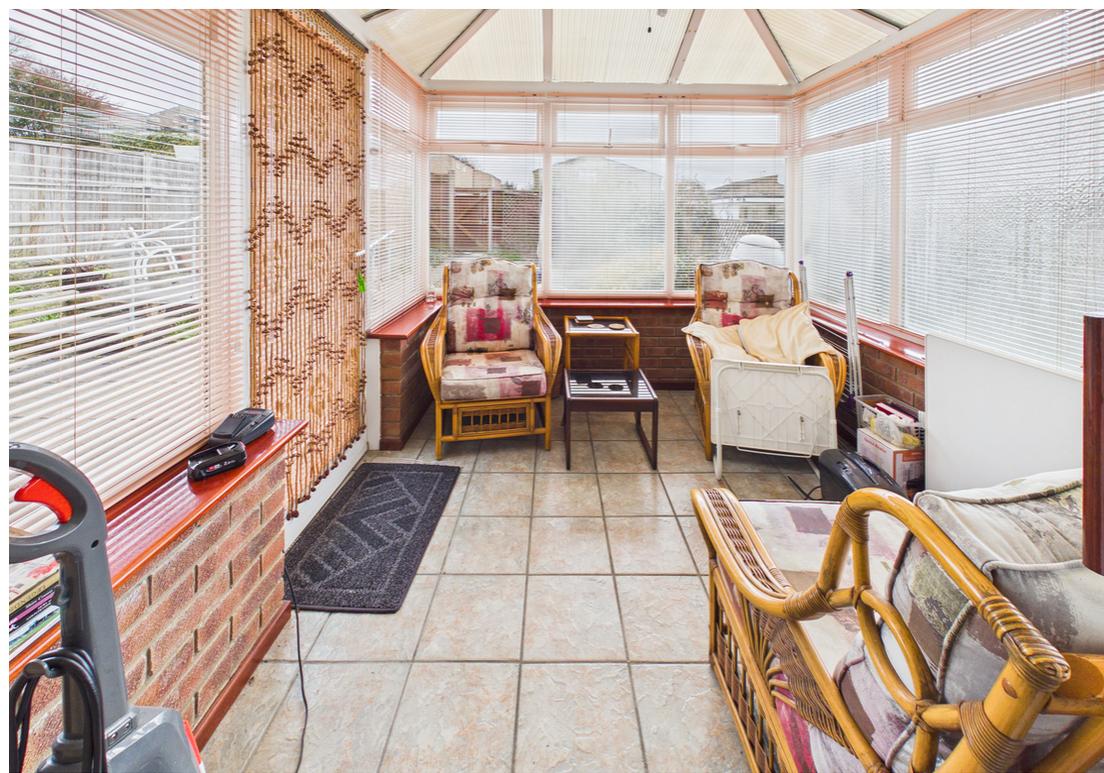
Externally, the property enjoys a private courtyard-style rear garden. To the front is a generous, front garden, mainly laid to lawn with a paved path leading to the front door.

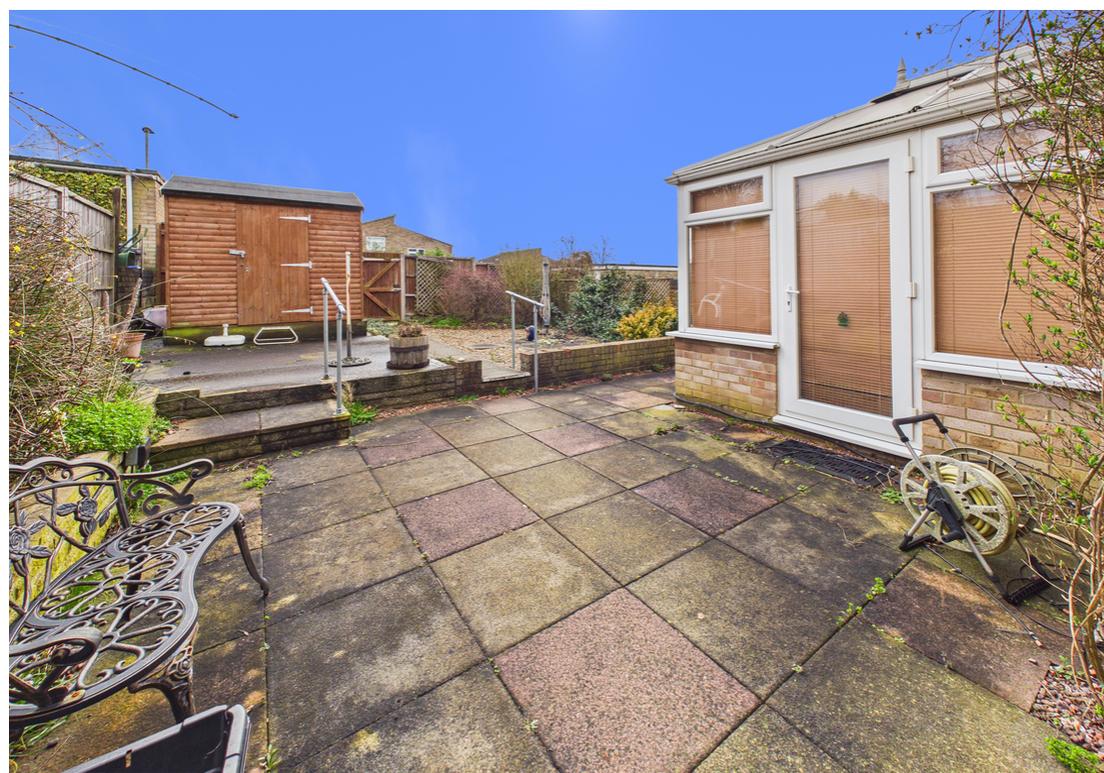
The property also offers a large timber shed and the garden offers significant potential to landscape and improve, as well as scope to extend the property (STPP).

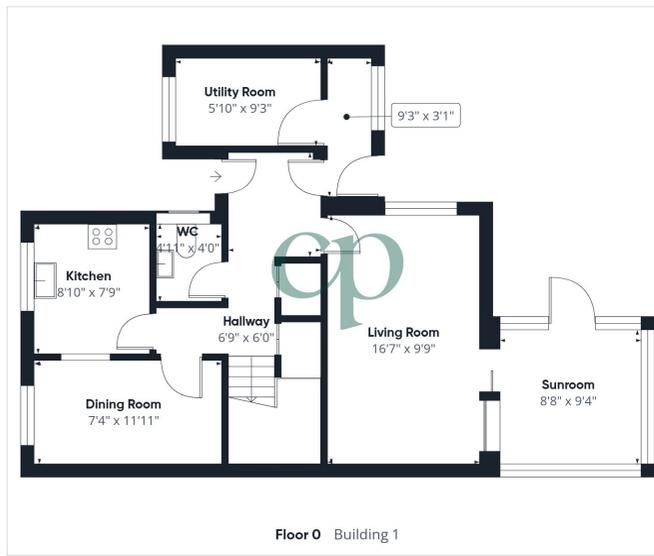
A garage located en-bloc nearby offers even more storage. Overall, this is an excellent opportunity for buyers seeking a property offering generous room sizes, outside space, and superb potential to renovate and reconfigure to add value.

- 3 Bedroom - 1 Bathroom - 1 Cloak Room
- Off road parking & garage en - block
- 2 Reception rooms plus a conservatory
- Potential to extend or adapt current layout subject to any necessary consents
- Offered as a Chain Free Purchase
- Council Tax Band D / EPC Rating C

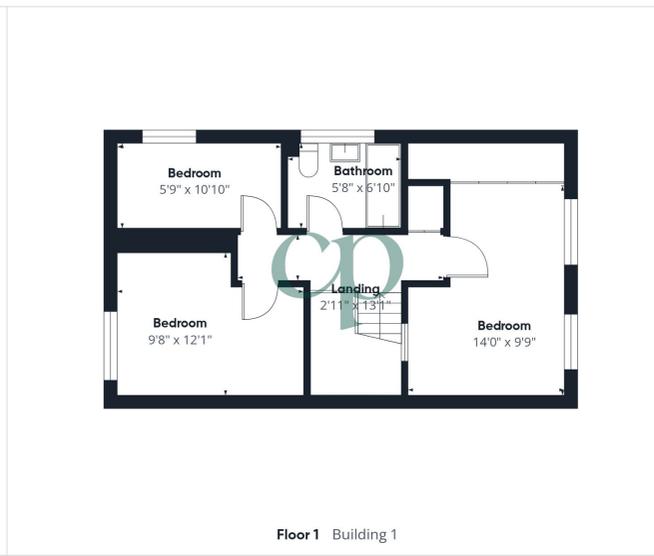




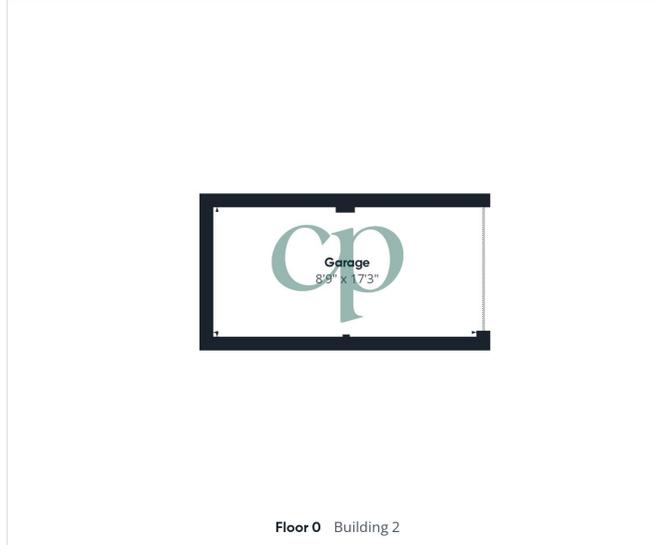




Floor 0 Building 1



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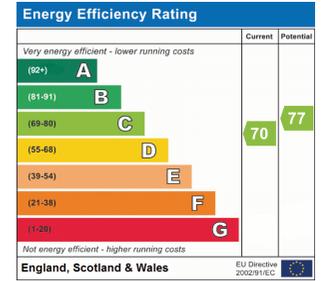
Floor 0 Building 2

Approximate total area<sup>(1)</sup>  
1221 ft<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given and that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure

## Viewing by appointment only

Country Properties | 39, High Street | SG7 6BG

T: 01462 895061 | E: baldock@country-properties.co.uk

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