



Ten Acres Crescent, Stevenage, Hertfordshire. SG2 9US

- GROUND FLOOR APARTMENT
- ALLOCATED PARKING SPACE
- TWO DOUBLE BEDROOMS
- OPEN PLAN LIVING AREA/KITCHEN
- VIEWS OF FIELDS FROM FRONT OF PROPERTY
- GOOD STORAGE
- SECURE ENTRY SYSTEM
- COMBINATION BOILER
- ONLY 10 YEARS OLD
- CLOSE TO AMENITIES



PROPERTY DESCRIPTION

Only 10 years old, this two double bedroom, ground floor apartment is a fantastic first time purchase. Well presented throughout, the property comprises: entrance hallway, open plan living area with kitchen and dining area, two double bedrooms and bathroom.

The property has a secure entry system and an allocated parking space in the car park.

Situated with views of fields, at the bottom of Ten Acres in Poplars, Stevenage; you will benefit from living in a quite area with fantastic walks nearby and also close to lots of local amenities.

Sainsbury's Supermarket 0.2 Miles

The Coopers Inn 0.2 Miles

Brookfield Farm butchers 0.3 Miles

The Crown pub 0.4 Miles

Ashtree Primary school 0.4 Miles

Marriotts Secondary School 0.9 Miles

Town Centre 2.1 Miles

A1m Junction 7 2.2 Miles

Stevenage Train Station 2.2 Miles



ROOM DESCRIPTIONS

GROUND FLOOR

ENTRANCE HALLWAY

Doors to lounge, bedrooms and bathroom. Two storage cupboards; one with a heater and one with space and plumbing for washing machine.

OPEN PLAN LIVING AREA/ KITCHEN/DINER

3.83m x 7.52m (12' 7" x 24' 8")

A fantastic length room with French doors and 3 windows allowing an abundance on light.

Space for a dining table.

Fitted kitchen with a range of wall and base units with worksurface over and stainless steel sink and drainer. Integrated Fridge/freezer. Wall mounted combination boiler.

BEDROOM ONE

4.99m x 2.76m (16' 4" x 9' 1")

Double bedroom with window to the side and rear aspect. Fitted wardrobes. Radiator.

BEDROOM TWO

3.81m x 2.47m (12' 6" x 8' 1")

Double bedroom with window to the rear aspect. Radiator.

BATHROOM

2.08m x 2.08m (6' 10" x 6' 10")

Partially tiled bathroom comprising; side panel bath with thermostatic mixer taps and shower attachment with glass shower screen, wash hand basin and w/c. Window to the rear aspect. Heated towel radiator.

EXTERIOR

ALLOCATED PARKING SPACE

Situated at the rear of the property, one car parking space is allocated. With further on street parking available around the property.

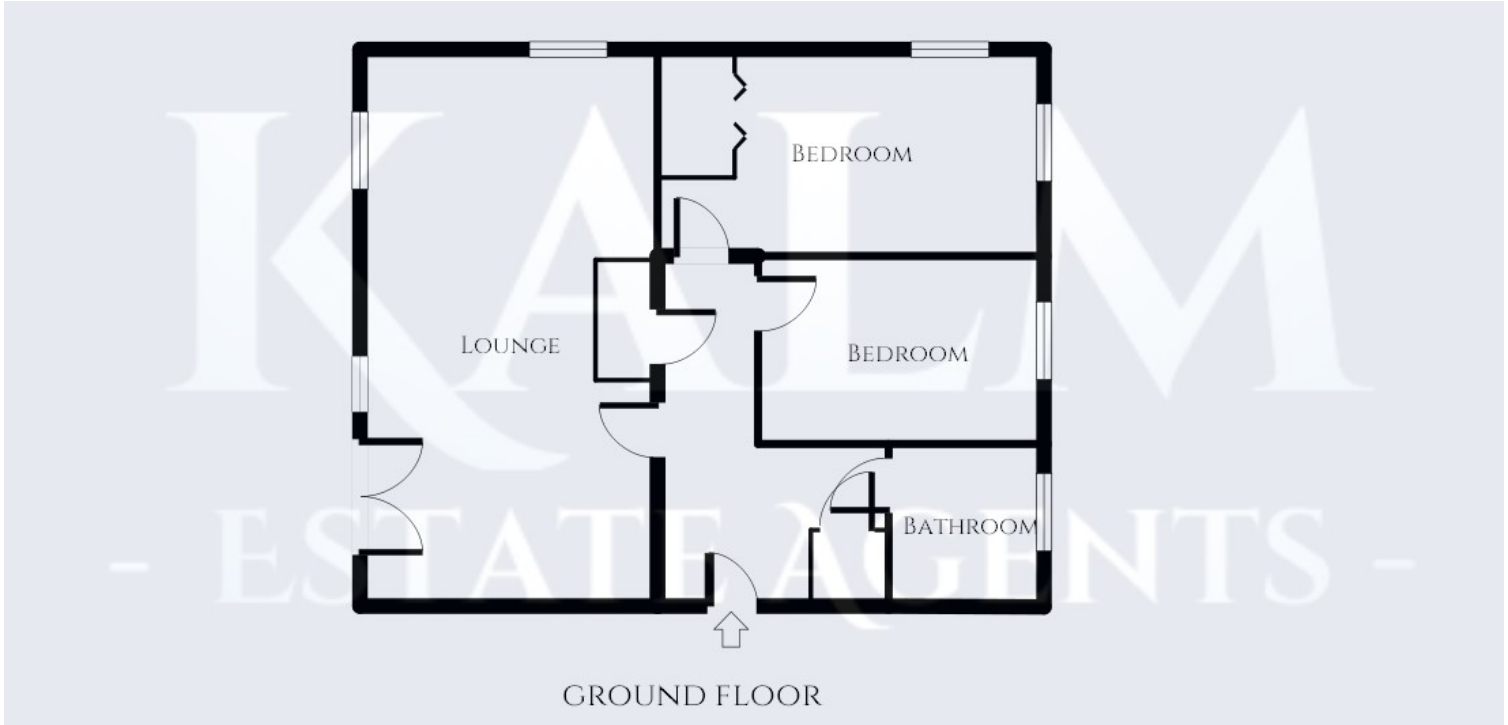
AGENTS NOTES


We have been informed that the property has remaining on the lease.

£..... ground rent is payable per

£..... Service charge is payable per.....





Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A	94	94
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales		EU Directive 2002/91/EC 	

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