



Alexander Road, Stotfold, Hitchin, Hertfordshire. SG5 4NA

| Satchells



3 Bedroom Semi-Detached House

Guide Price £485,000 Freehold

A beautifully presented semi-detached family home that has recently undergone extensive refurbishment and is located in one of Stotfold's most sought after no through roads.

This lovely home offers a spacious living accommodation and comprises entrance hall, lounge, a recently re-fitted kitchen/dining room, with Quartz worktops and integrated appliances, and conservatory to the ground floor. To the first floor are three good size bedrooms and a re-fitted family bathroom. Externally is an attached garage, driveway, front garden and a good sized established rear garden. Further improvements that have recently been undertaken include re-wiring, re-plastering, new windows, redecoration and new flooring throughout.

- A refurbished family home
- Re-fitted kitchen/dining room
- Re-fitted family bathroom
- Three generous bedrooms
- Lounge
- Conservatory
- Front and rear gardens
- Garage and driveway
- Fully rewired
- EPC rating D. Council tax band D



Ground Floor

Front Door:

Double glazed front door with double glazed flank windows.

Entrance Hall:

Stairs to first floor with cupboard under. Radiator. Wall mounted thermostat control. Laminate flooring.

Lounge:

Abt. 13' 11" x 12' 9" (4.24m x 3.89m) Double glazed window to front. Television point. Radiator. Coved ceiling. Carpet as fitted.

Kitchen/Dining Room:

Abt. 19' 8" x 10' 11" (5.99m x 3.33m) A superbly refitted kitchen/dining room comprising a comprehensive range of eye and base level units with ample Quartz worktops incorporating a breakfast bar. Single drainer stainless steel one and a half bowl sink unit. Built in four ring gas hob with extractor hood over. Built in eye level double electric oven. Integrated dishwasher, washing machine and fridge/freezer. Inset ceiling lights. Double glazed window to rear. Double glazed door to side lobby. Radiator. Contemporary vertical radiator. Laminate flooring.

Conservatory:

Abt. 9' 11" x 7' 8" (3.02m x 2.34m) Brick and double glazed construction with double glazed French doors to the rear garden. Laminate flooring.

Side Lobby:

Glazed door to rear garden. Door to garage. Storage cupboard. Door to WC.

WC:

Low level WC and wash hand basin.

First Floor

Landing:

Double glazed window to side. Loft access. Airing cupboard. Coved ceiling. Carpet as fitted.

Bedroom One:

Abt. 13' 11" x 12' 1" (4.24m x 3.68m) Double glazed window to front. Radiator. Storage cupboard. Coved ceiling. Carpet as fitted.

Bedroom Two:

Abt. 11' 3" x 13' 5" max (3.43m x 4.09m) Double glazed window to rear. Radiator. Coved ceiling. Carpet as fitted.

Bedroom Three:

Abt. 7' 5" x 7' 3" (2.26m x 2.21m) Double glazed window to front. Radiator. Coved ceiling. Carpet as fitted.

Bathroom:

Abt. 8' 1" x 5' 8" (2.46m x 1.73m) A superbly refitted white suite comprising panelled bath with mixer tap, shower over and glass shower screen. Vanity unit with inset wash hand basin and low level WC. Heated towel rail. Part tiled walls. Dual aspect double glazed windows to side and rear. Extractor fan. Inset ceiling lights. Laminate flooring.

**Outside
Front Garden:**

Retained by a brick wall with driveway leading to the garage. Decorative stone and a central planting area.

Rear Garden:

A good sized rear garden with a paved patio area leading to an established lawn. A further patio at the base of the garden. Timber shed. Outside light.

Additional Information**Agents Note:**

Draft particulars yet to be approved by vendor and may be subject to change.

Anti-Money Laundering (AML):

It is a legal requirement that all purchasers comply with Anti-Money Laundering regulations. As such, once a purchase has been agreed subject to contract, the purchaser/s will be required to undertake an AML check carried out by our third party provider at a cost of £66 inclusive of VAT per property, payable by the applicant/s.

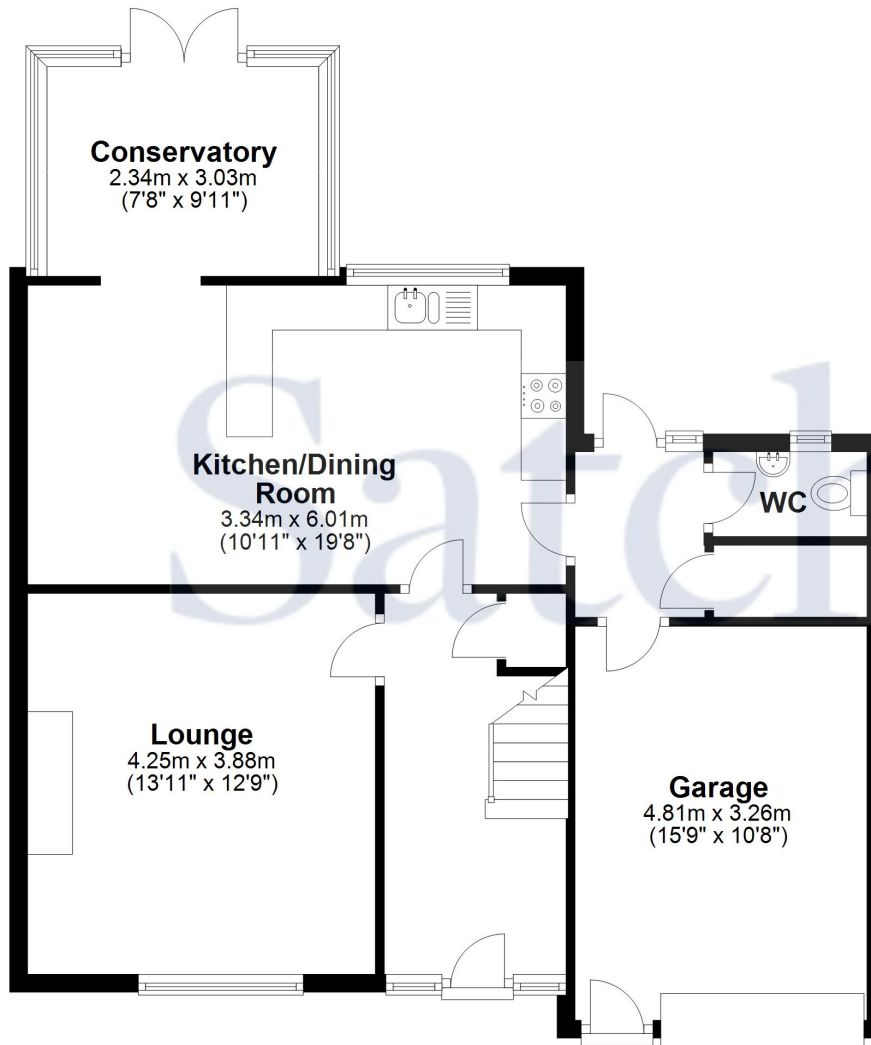




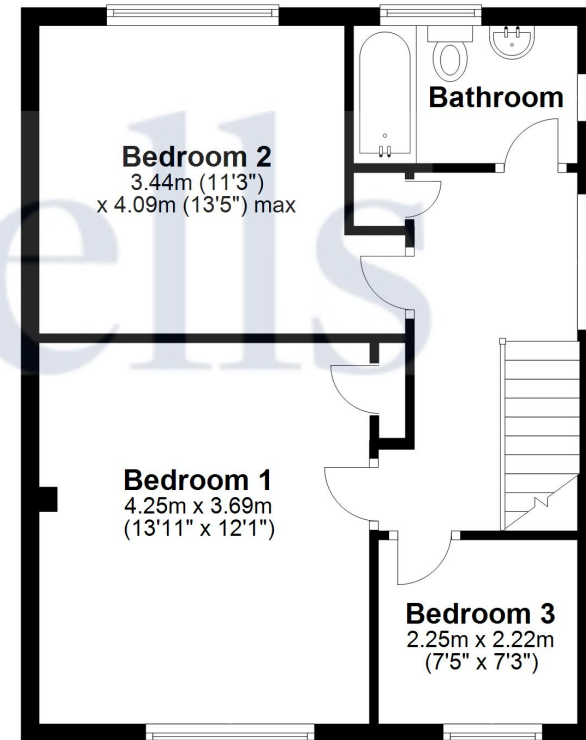
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Ground Floor



First Floor



For illustrative purposes only - NOT TO SCALE - Measurements shown are approximate. The size and position of doors, windows, appliances and other features are approximate.
Plan produced using PlanUp.