

FOR SALE

£450,000 Freehold



Wood Drive, Stevenage, Hertfordshire. SG2 8PA

- SEMI DETACHED HOUSE
- DRIVEWAY FOR 2/3 CARS
- THREE GOOD SIZE BEDROOMS
- UPSTAIRS BATHROOM AND DOWNSTAIRS SHOWER ROOM
- CONSERVATORY
- REFITTED KITCHEN/DINER AND SEPARATE UTILITY ROOM
- COMBINATION BOILER
- SEPARATE OFFICE
- GARAGE STORAGE
- LONGMEADOW B LOCATION



PROPERTY DESCRIPTION

Guide Price £450,000 - £475,000

This beautiful semi-detached, three bedroom family home in Longmeadow B, South Stevenage has been finished well and ready for a new family to move straight into. The property boasts from a large ground floor footprint offering a porch providing a nice welcoming area, a good size lounge, refitted kitchen/diner with bifolding door opening into the conservatory, refitted utility room, downstairs shower room and office.

Upstairs; the property provides three good size bedrooms, two of which are doubles (both with storage cupboards) and one single. The family bathroom is a good size with a bath and shower over.

To the front of the property, the driveway allows parking for 2/3 cars and access to the garage storage space. The fully enclosed rear garden is good size also.

Wood Drive is positioned in the sought after area of Longmeadow B. At the end of the road is the picturesque Shephalbury Park providing a park for children, field for sports, tennis courts and great for dog walking. The local area also benefits from good schools (both primary and secondary) shops and transport links.

Barnwell Secondary School 0.3 Miles

Shephalbury Park Primary School 0.3 Miles

Local Shops 0.4 Miles

A1(m) Junction 7 1.4 Miles

Stevenage Town Centre and Train Station 1.7 Miles



ROOM DESCRIPTIONS

GROUND FLOOR

ENTRANCE HALL

The porch to the front provides a larger welcoming area. Doors to the lounge and kitchen/diner. Stairs to the first floor with storage under.

LOUNGE

3.81m x 3.84m (12' 6" x 12' 7")

A good size room with bay window to the front aspect. electric fire. Opening to the kitchen/diner.

KITCHEN/DINER

Beautifully refitted gloss kitchen comprising larder units and base units with worksurface over. Eye level oven, gas hob with extractor over. Space for dish washer and fridge/freezer. Tiled flooring. Space for dining table. Bi-fold doors opening to the conservatory. Downlighting. Radiator.

CONSERVATORY

With the same tiled flooring running seamlessly into this room, with the bi-fold doors open, it acts as a lovely extension to the kitchen diner. Windows and French doors opening out to the rear garden. Vertical radiator.

UTILITY ROOM

Leading off the kitchen, the utility room has been refitted to an equal quality to the kitchen; comprising a range of wall and base units with wooden worksurface over and butler sink. Space for washing machine and tumble dryer. Wall mounted combination boiler. Door to the garden, downstairs shower room and office. Skylight.

SHOWER ROOM

Fully tiled shower room comprising mixer shower with waterfall shower head and hand attachment, wash hand basin and w/c. Window to the rear aspect.

OFFICE

A great additional room with skylight.

FIRST FLOOR

FIRST FLOOR LANDING

Doors to all bedrooms and bathroom. Window to the side aspect. Storage cupboard.

BEDROOM ONE

3.66m x 3.07m (12' 0" x 10' 1")

Double bedroom with window to the rear aspect. Storage Cupboard. Radiator.

BEDROOM TWO

3.56m x 2.46m (11' 8" x 8' 1")

Double bedroom with window to the front aspect. Storage Cupboard. Radiator. Access to the loft via a hatch.

BEDROOM THREE

2.67m x 2.11m (8' 9" x 6' 11")

Single bedroom with window to the front aspect. Radiator.

FAMILY BATHROOM

Three piece bathroom suite comprising; side panel bath with electric shower over and glass shower screen, w/c and vanity wash hand basin. Two windows to the side aspect. Downlights.

EXTERIOR

DRIVEWAY

Drive for 2/3 cars and access to the garage space.

GARAGE

The garage has been altered to allow for the office space, however a great space for storage within the property.

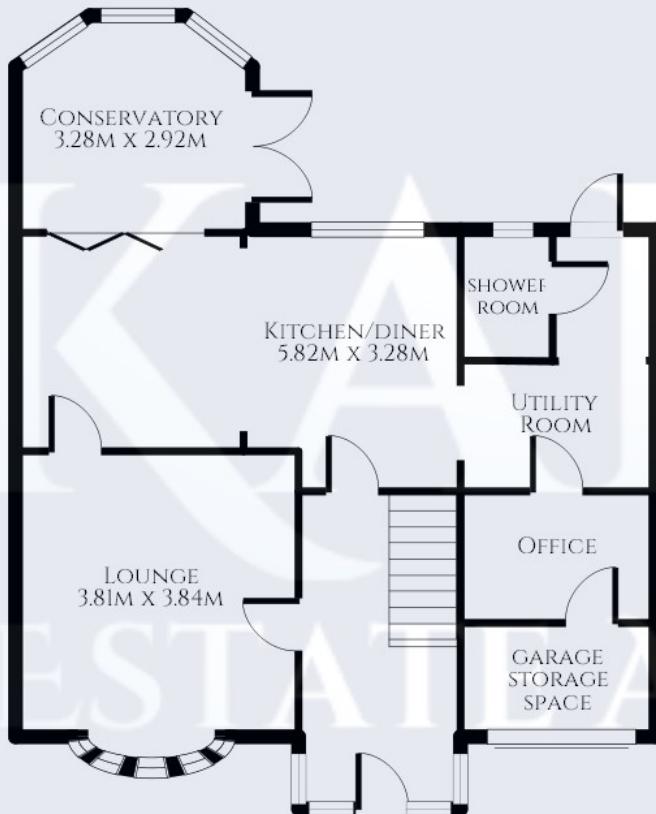
REAR GARDEN

Fully enclosed mature garden with a array of shrubs and plants. Patio area, shingle area and a large hardstanding at the bottom.



FLOORPLAN

KALM
-ESTATE AGENTS-



GROUND FLOOR



FIRST FLOOR

Stevenage
29, Shephall Green, Stevenage, SG2 9XS
01438 572020
linzi.davis@kalmostateagents.co.uk