



Knebworth Gate

Stevenage | SG2 8DF

Agent Hybrid

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OIRO £365,000



Agent Hybrid welcomes to the market, an immaculately presented, CHAIN FREE, Three Bedroom Semi Detached Home, located on border of Stevenage and Knebworth. Set within a Private Cul-D-Sac position and backing onto Old Knebworth Lane, the property is conveniently positioned for easy access to both Stevenage and Knebworth Train Stations. Accommodation briefly comprises of; An Entrance Hallway, with contemporary slate tiled flooring and doors opening to a Downstairs WC, a modern Kitchen/Breakfast room, fitted with contemporary white gloss units, handleless doors and integral appliances. Furthermore, you will find a spacious rear facing Lounge/Diner, with French doors opening to the Rear Garden. Stairs rise to the first-floor landing, where doors lead to a Modern Bathroom, Three Good Sized Bedrooms and an En-Suite to master bedroom. Externally, the property benefits from a Private Rear Garden with a wooden decking seating area and artificial lawn. To the front you will find a Single Garage, with power and lighting and a Parking Space to the side. Viewing comes highly recommended.

Entrance Hallway

Downstairs WC

Kitchen/Breakfast Room 13'1 x 7'2

Lounge/Diner 15'7 x 14'1

Bedroom 1: 11'6 x 10'7

Bedroom 2: 11'9 x 7'8

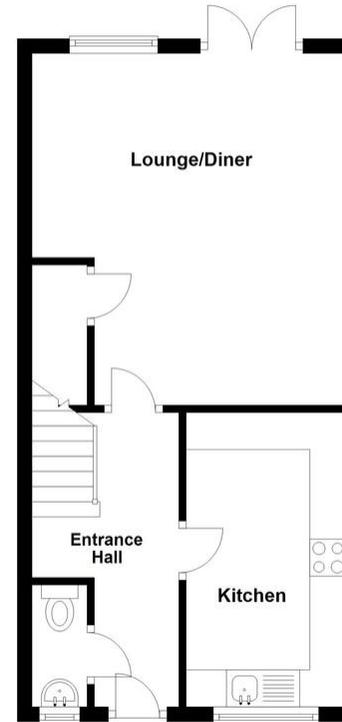
Bedroom 3: 8'1 x 6'2

Family Bathroom

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		89
(69-80)	C	75	
(55-68)	D		

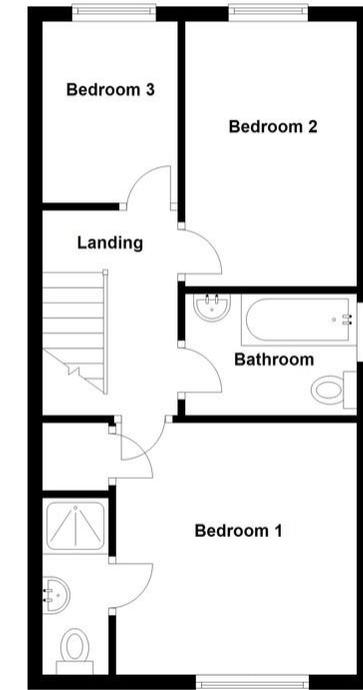
Ground Floor

Approx. 37.9 sq. metres (408.2 sq. feet)



First Floor

Approx. 37.9 sq. metres (408.2 sq. feet)



Total area: approx. 75.8 sq. metres (816.4 sq. feet)

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Agent Hybrid

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