



Barham Road

Stevenage | SG2 9HX

Agent Hybrid

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Guide Price £450,000 -£465,000



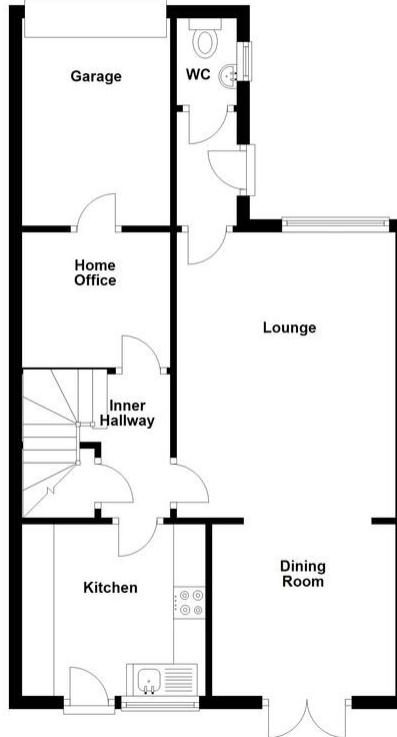
Agent Hybrid welcomes to the market, a well presented, Three Bedroom Detached Family Home, located at the end of a private cul-de-sac. Barham Road was built on the former Tattlers Farm, on the periphery of Aston, Stevenage and is just a 2 mile walk to Stevenage Town Centre. Walks through the countryside a short distance away from Aston Village, where you will also find a popular local pub and butchers. Accommodation briefly comprises of, A composite front door into the Entrance Hallway, with doors leading to the Downstairs WC and a Spacious Lounge, with open arch leading into a Separate Dining Room. A door leads to an inner hallway, which in turn takes you to a Modern Fitted Kitchen, complete granite work surfaces, and an integral NEFF separate oven/grill, hob and extractor. Furthermore, you will find a Home Office/Study, created by converting the rear part of the integral garage. The front half of the garage remains for storage, come Utility Area. Stairs rise to the first-floor landing, where doors lead to a Modern Family Bathroom, Bedrooms 2, 3 (both doubles) and the Master Bedroom, complete with fitted wardrobes and an En-Suite. Externally, the property benefits from a Well-Manicured and Maintained, West Facing Rear Garden, and a block paved Driveway to the front, to accommodate 2-3 cars.

Entrance Hallway
Downstairs WC
Lounge 14'7 x 11'3
Dining Room 9'5 x 8'10
Kitchen 9'7 x 8'11
Home Office 7'8 x 7'3

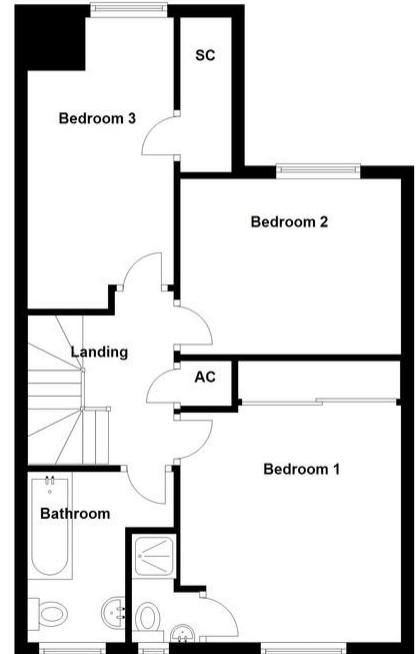
Bedroom 1: 12'1 x 11'1 (excl robes)
En-Suite
Bedroom 2: 11'1 x 9'0
Bedroom 3: 13'8 x 8'5
Family Bathroom
Garage Front 10'4 x 7'8

EPC TO FOLLOW

Ground Floor
Approx. 53.6 sq. metres (576.8 sq. feet)



First Floor
Approx. 50.3 sq. metres (541.0 sq. feet)



Total area: approx. 103.9 sq. metres (1117.9 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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