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8 Wensum Road, Stevenage, SG1 3XX

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Offers In Excess Of £535,000

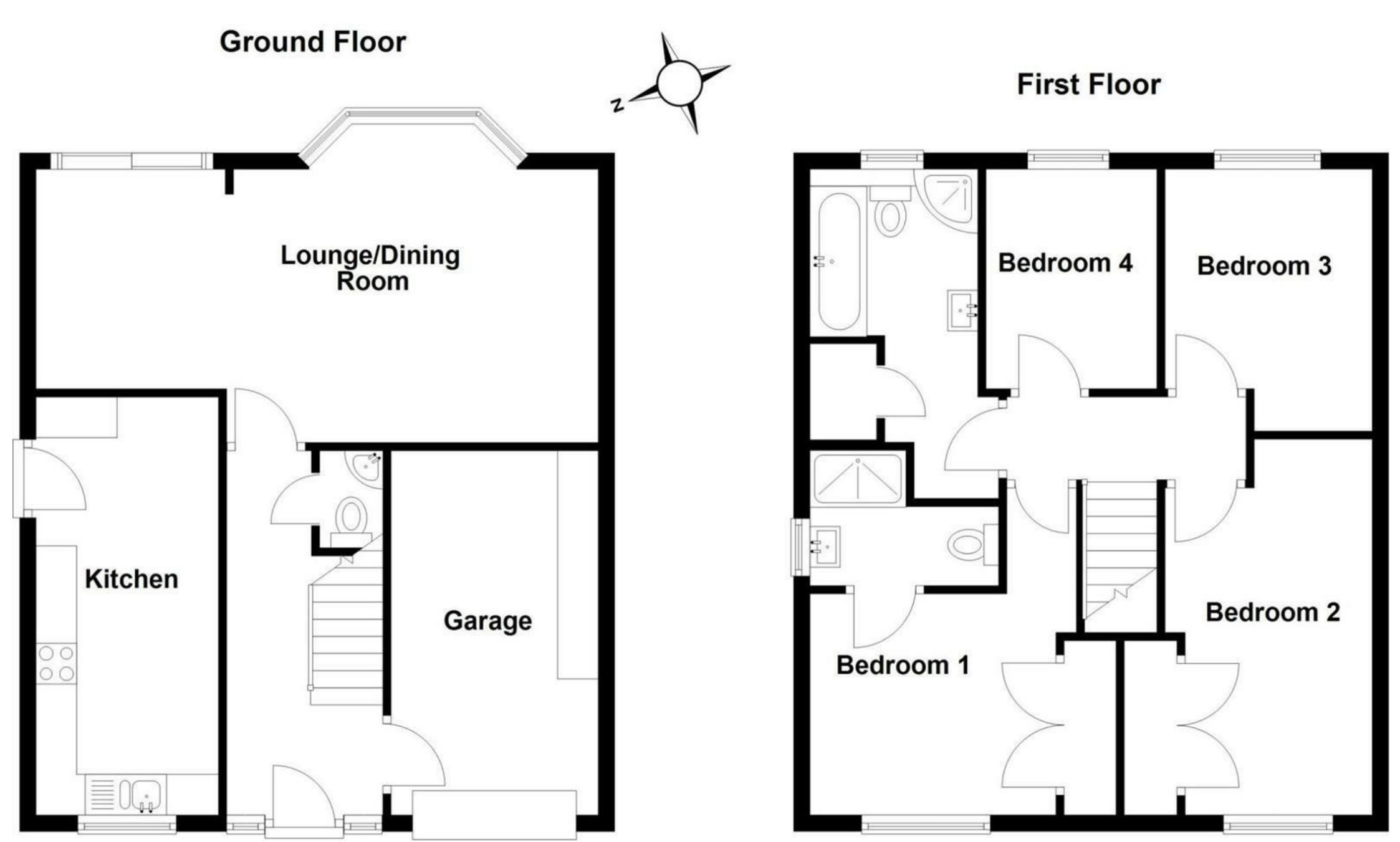
iWEstates are delighted to offer this charming four bedroom family home in Wensum Road in Stevenage, which offers a perfect blend of comfort and modern living. With four spacious bedrooms, this property is ideal for families or those seeking extra space for guests or a home office. The well-appointed reception room provides a welcoming atmosphere, perfect for entertaining or relaxing after a long day.

The house boasts two bathrooms, ensuring convenience for all residents and visitors. This thoughtful layout enhances the functionality of the home, making it suitable for busy lifestyles.

Situated in a desirable area, the property benefits from local amenities, schools, and parks, making it an excellent choice for families. The surrounding neighbourhood is friendly and inviting, providing a sense of community that is often sought after.

This house on Wensum Road is not just a place to live; it is a place to create lasting memories. With its generous living space and practical features, it presents a wonderful opportunity for anyone looking to settle in Stevenage. Do not miss the chance to make this lovely house your new home.

- Beautiful Detached Family Residence
- Large Kitchen/Breakfast Room
- Ensuite to Master Bedroom
- Garage & Driveway
- Spacious Lounge/Diner
- 4 Good Sized Bedrooms
- Downstairs WC & Family Bathroom
- Lovely Enclosed Rear Garden



Total area: approx. 109.8 sq. metres (1181.6 sq. feet)

Entrance Hallway
A welcoming entrance hallway has two windows either side of the front door, allowing natural light into the space. The hallway provides access to the lounge/diner, kitchen/breakfast room, downstairs WC, garage and stairs ascends to the first floor accommodation.

Lounge/Diner
22'6 x 13'10
A spacious and versatile lounge/dining room offering plenty of room for both relaxing and entertaining. The room benefits from an attractive bay window to the rear aspect in the lounge area and double glazed patio doors onto the rear garden patio area an ideal space to entertaining or enjoy some alfresco dining. Both the lounge and dinning space have ample room for comfortable lounge furniture and a dining room furniture.

Kitchen/Breakfast Room
16'10" x 7'7"
A well-proportioned kitchen/breakfast room has a double glazed window to the front aspect and a double glazed door to the side aspect and comprises; a fitted matching range of wall and base units, roll-edge worktop, tiled splashback, sink and drainer unit, 4-ringed gas hob, electric oven with cooker hood above, integrated washing machine an dishwasher, space for a tall fridge/freezer and it has the boiler and electric box housed here. There is space for appliances and a breakfast/dining table, making this a practical and sociable area for everyday family living.

Downstairs WC
A convenient downstairs WC comprising a low level WC and wash hand basin, ideal for guests and everyday family use.

Landing
A central first floor landing providing access to all four bedrooms, the family bathroom, and loft acesss with stairs descending to the ground floor.

Bedroom One
11'2" x 9'1"
A generous double bedroom offering ample space for a double bed and additional bedroom furniture. The room further benefits from built-in storage and a double glazed window to the front aspect, providing plenty of natural light.

Bedroom Two
13'2" x 7'11"
A well-proportioned double bedroom offering space for a double bed, wardrobes and additional bedroom furniture. Window to the front aspect.

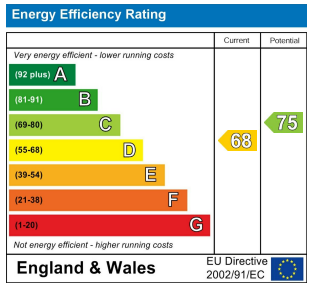
Bedroom Three
10'6" x 8'0"
A good sized bedroom with space for a bed and additional bedroom furnishings. Window to the rear aspect.

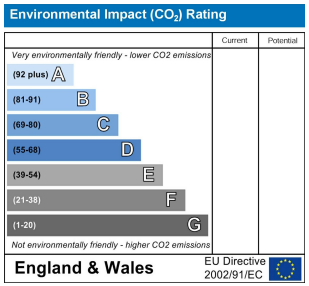
Bedroom Four
8'7" x 6'11"
A versatile bedroom which could also be utilised as a home office, nursery, dressing room, or bedroom. The room offers space for bedroom furniture and benefits from a window to the rear aspect.

Bathroom
A family bathroom comprising; a panelled bath, separate shower, low level WC and wash hand basin with vanity unit, a heated towel rail, extractor and an airing cupboard with water tank . A practical and well-appointed space catering for the needs of a family.

Garden
The garden is a generous, well-maintained and private outdoor space, featuring an attractive lawn bordered by mature trees, established shrubs and timber fencing. A spacious paved patio provides an ideal area for outdoor dining and entertaining, while the garden also benefits from a useful timber storage shed and a dedicated children's play area. A lovely combination of greenery and open space, offering an excellent setting for both relaxation and family enjoyment.

Garage & Driveway
15'7" x 11'1"
The property benefits from a private driveway providing off-road parking, leading to an integral garage with an up-and-over door. The garage offers useful additional storage space and potential for vehicle parking.





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, iWEstates would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of iWEstates estate agents.
















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