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8 The Grove, Shephall Green, Stevenage, SG2 9BS

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Offers In Excess Of £475,000

Nestled in the private gated accessed area of The Grove, Shephall Green, Stevenage, this delightful detached house offers comfort ideally for families or those seeking extra space. The house features a welcoming reception room, en-suite plus a family bathroom and a kitchen/diner. There is allocated parking along with a garage en bloc. The surrounding area offers a sense of community while still being within easy reach of the vibrant town centre of Stevenage.

- A Well Presented Throughout - Should Be Viewed To Be Appreciated
- 3 Bedrooms
- Garage En Bloc & Parking
- Private Setting Within Shephall Green
- Great Size Dual Aspect Kitchen/Dining Room
- En-Suite off the master bedroom, Family Bathroom & Downstairs W/C
- Low Maintenance Rear Garden
- Walking Distance to Local Schools, Shops & Shephalbury Park



Approximate Gross Internal Area 894 sq ft – 83 sq m
Ground Floor Area 447 sq ft – 42 sq m
First Floor Area 447 sq ft – 42 sq m



Ground Floor



First Floor



Entrance Hallway
14'5" x 5'6"
Front door leads into hallway. Stairs rise to first floor. Storage cupboard with hanging rail. Radiator.

W/C
Frosted window to side aspect. Low level w/c. Vanity sink unit with unit under. Radiator.

Kitchen/Diner
16'2" x 10'0"
Window to front aspect. Door to the rear garden. Vertical radiator. Matching eye level and base units with block edge work surfaces over. Induction hob with concealed extractor. Stainless steel one & Half bowl sink unit. Enclosed wall mounted boiler. Integral oven and grill. Space to dine. Spotlights. Integral washing machine and fridge/freezer.

Lounge
13'9" x 11'1"
French doors to garden and rear aspect. Vertical radiator. Feature electric fireplace.

First Floor

Landing
Loft access. Radiator. Airing cupboard.

Bedroom One
11'1" x 8'9"
Window to rear aspect. Radiator.

En-Suite
Walk in corner shower. Wash hand basin. Low level w/c. Spotlights. Tiled splash backs.

Bedroom Two
9'3" x 8'11"
Window to front aspect. Radiator. Fitted wardrobes.

Bedroom Three
8'8" x 7'1"
Window to rear aspect. Radiator.

Bathroom
Window to front aspect. Low level w/c. Wash hand basin. Panelled bath with screen and shower over. Tiled splash backs. Heated towel rail.

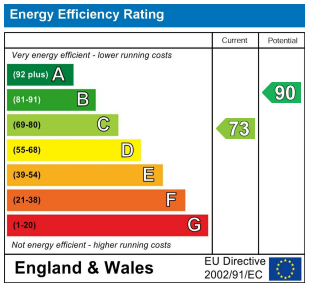
Outside

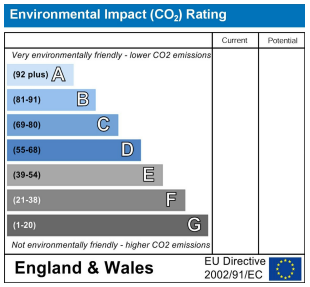
Front
Low maintenance frontage. Gravel space for off road parking.

Rear
Low maintenance - astro turf in the main, patio area, mature shrub borders, storage shed, all enclosed by panel fencing.

Garage En Bloc
Up and over door. Allocated parking space.

Service Charge
£517pa for the up keep of the area and gated access maintenance.





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.






















THE GROVE
SG2 9BS
SHEPHALL GREEN VILLAGE

