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Woolners Way

Stevenage, SG1 3AE

Guide Price £250,000



Council Tax: C



Monument Court Woolners Way

Stevenage, SG1 3AE

Guide Price £250,000



Lobby Area

Communal entrance. Lift and stairs access to all floors. Letter box area.

Third Floor

Entrance Hallway

Hard wood front door leading into the hallway with laminate flooring, airing cupboard.

Lounge / Diner

18'8" x 11'9" (5.69 x 3.58)

Continuation of laminate flooring, sliding door leading to private balcony, spotlights and radiator.

Balcony

Private Balcony facing courtyard.

Kitchen

11'2" x 7'3" (3.40 x 2.21)

Fitted with a range of matching eye and base level units with roll edge work surface, stainless steel one and a half bowl sink unit, integrated fridge/freezer, washing machine, cooker and hob with extractor over. Tiled splashbacks. Spotlights.

Bedroom One

13'3" x 9'0" (4.04 x 2.74)

Double wardrobe, Double glazed window, Radiator, Door leading to ensuite.

EnSuite

The suite comprises of a low level w/c, wash hand basin and walk in shower cubical. Fitted vanity area with full length mirror and heated towel rail.

Bedroom Two

7'9" x 13'8" (2.36 x 4.17)

Double glazed window, radiator.

Bathroom

7'3" x 4'4" (2.21 x 1.32)

The suite comprises of a low level w/c, wash hand basin, panelled bath with shower over. Fitted vanity area with full length mirror, heated towel rail.

Outside

Communal Areas

Communal courtyard with benches and plant boxes.

Parking

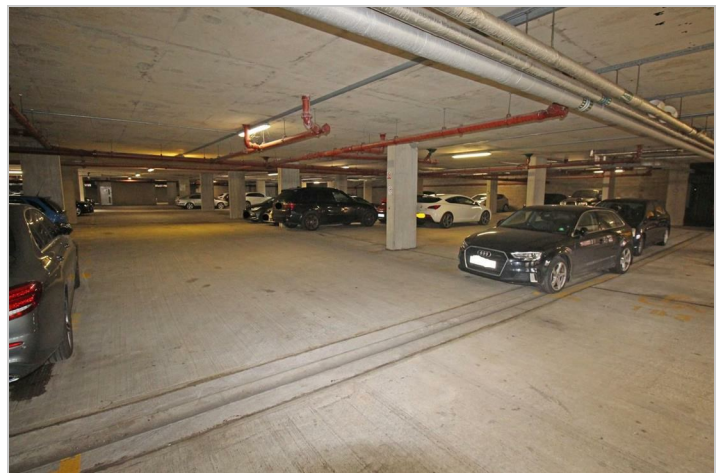
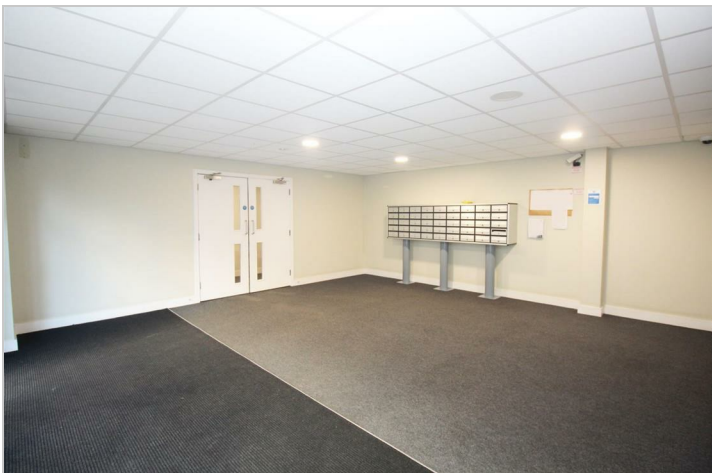
One allocated space in the secured underground car park.

Lease Details

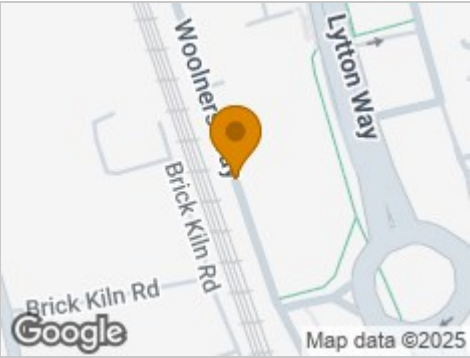
Lease length: 125 years from 2007

Service charges: £1,924.26 pa

Ground Rent: £250 pa



Road Map



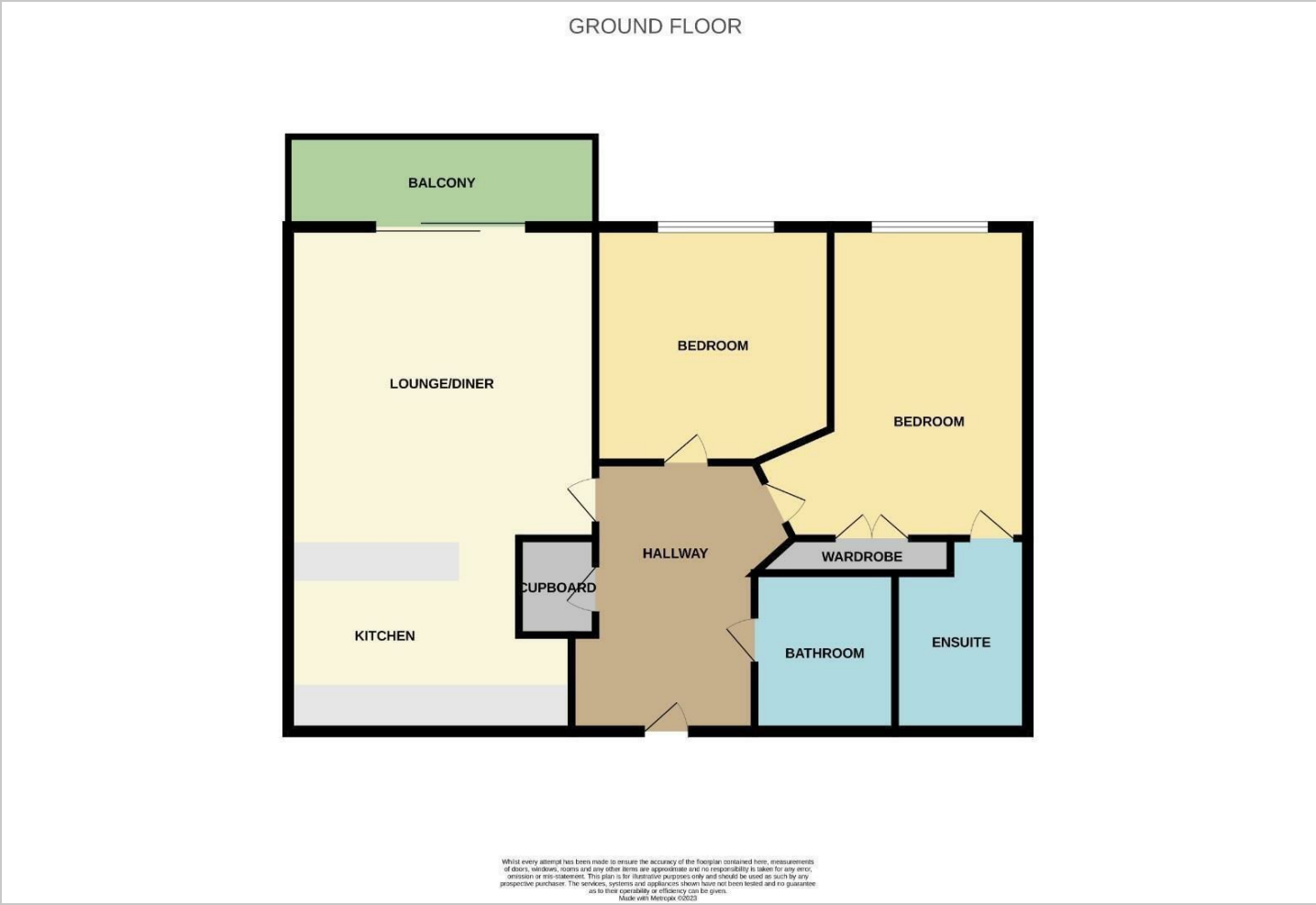
Hybrid Map



Terrain Map



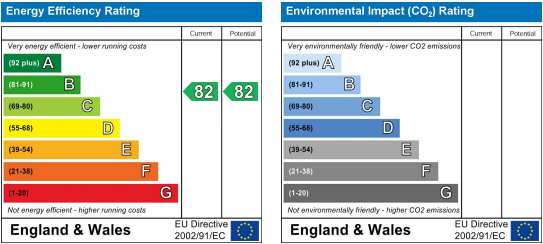
Floor Plan



Viewing

Please contact our Stevenage Sales Office on 01438 313 393 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters 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 Hunters estate agents.