



24




Silam Road, Stevenage

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# 24 Silam Road

Stevenage, SG1 1JH  
Guide Price £350,000

-  3 Bedrooms
-  1 Bathrooms
-  1 Reception Rooms
-  EPC Rating Band D

A superbly located three bedroom family home with garage and parking overlooking the Town Centre Gardens, 5 minutes walk of the New Town and 1/2 mile from Stevenage Mainline Railway station.

The property requires some modernisation and provides an perfect opportunity to create a wonderful property with many desirable benefits.

Situated on the end of a terrace, with an enclosed front garden, rear garden access and garage with driveway to the side. Accommodation comprises, entrance hall, sitting room with views onto the Town Centre Gardens, dining room and kitchen with door to the rear. Upstairs are three bedrooms and a family bathroom.

(EPC Rating D- Stevenage Borough Council, Tax Band C)





- Central Location
- Three Bedroom end of terrace
- 1/2 Mile from Stevenage mainline railway station
- Overlooking Town Centre Gardens
- Garage and driveway
- Sitting room / Separate dining room
- Kitchen
- Three bedrooms
- Family Bathroom
- Enclosed rear garden with side access





















## Additional/Material Information

- Local Authority is Stevenage Borough Council
- Council tax Band C
- Tenure – Freehold
- Mains Gas, Water, Electricity

Approximate Gross Internal Area  
 Ground Floor = 43.3 sq m / 466 sq ft  
 First Floor = 43.1 sq m / 464 sq ft  
 Garage = 9.8 sq m / 105 sq ft  
 Total = 96.2 sq m / 1,035 sq ft



**Ground Floor**



**First Floor**



(Not Shown In Actual Location / Orientation)

Illustration for identification purposes only, measurements are approximate, not to scale.  
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			83
(69-80) C			
(55-68) D		62	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

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