



Leaves Spring, Stevenage

CHANDLERS

74 Leaves Spring

Stevenage, SG2 9BH

Offers In Excess Of £350,000



3 Bedrooms



1 Bathrooms



1 Reception Rooms



EPC Rating Band C

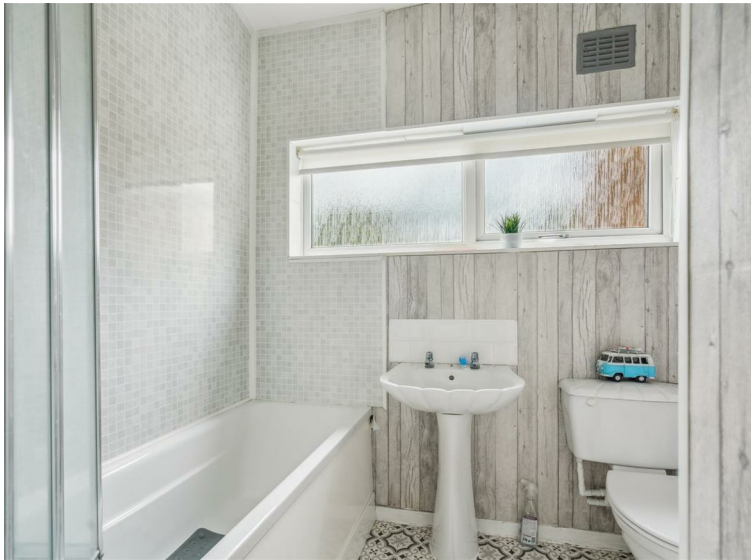
Situated within this popular road within Shephall is this three bedroom end of terrace family home with a large double garage to the rear of the property. Ideally located with access to local schooling, Stevenage New and Old Towns as well as Fairlands Valley Park.

Accommodation comprises entrance hall, Sitting / dining room, kitchen, utility area, cloakroom and a conservatory. Upstairs are three bedrooms and a family bathroom. The rear garden has a patios area with lawn, summer house with power and light connected and door into the large double garage. (EPC C, Stevenage Borough Council, Tax Band C)



- Three bedroom family home
 - Large double garage
 - Sitting / Dining room
 - Kitchen
 - Utility area & Cloakroom
 - Family Bathroom
 - Conservatory
 - Pretty enclosed rear garden
 - Summer House with electric
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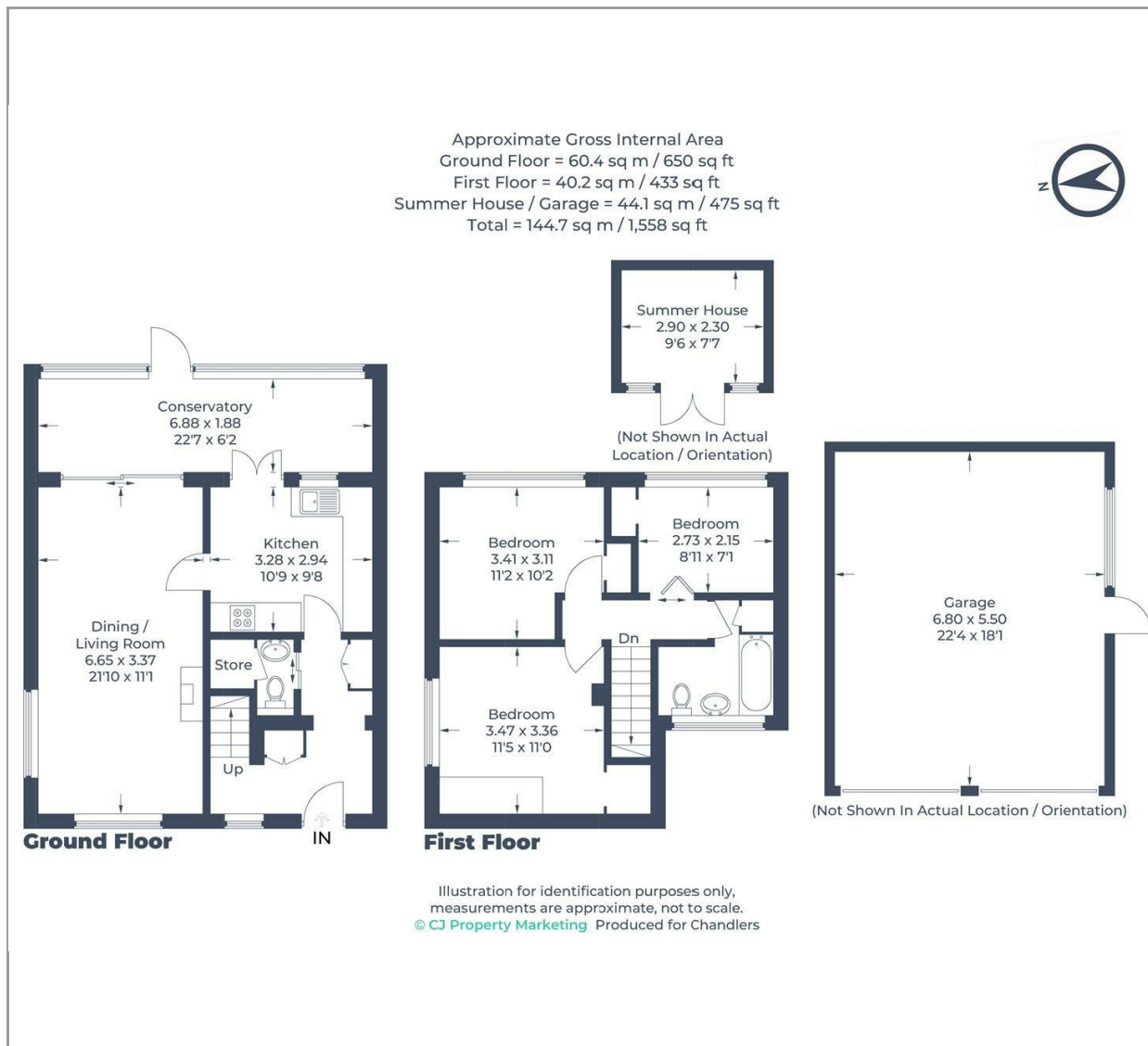










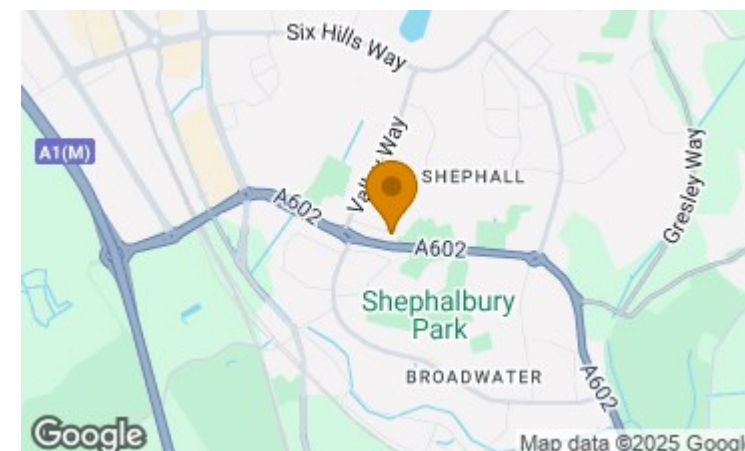


Disclaimer

While we believe the details provided to be correct, we do not guarantee their accuracy. Prospective buyers should verify all information independently before making any decisions. No responsibility is taken for any errors, omissions, or misstatements.

Additional/Material Information

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



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C	76	78
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	