



Fairfield Way, Great Ashby, Stevenage, SG1 6BF

SPACIOUS and NEATLY PRESENTED Two Bedroom Property with DOUBLE WIDTH DRIVEWAY for TWO CARS situated a highly regarded location in Great Ashby. Features include , 13FT KITCHEN/DINER, Lounge Area, Conservatory, TWO DOUBLE BEDROOMS, Bathroom and ENSUITE TO MASTER BEDROOM, Delightful Rear Garden, VIEWING STRONGLY RECOMENDED.

Price £310,000

Fairfield Way, Great Ashby, Stevenage, SG1 6BF

- Spacious and Neatly Presented Two Bedroom Home
- 13ft Kitchen/Diner
- Conservatory
- Bathroom and Ensuite to Master Bedroom
- Viewing Strongly Recommended
- Two Allocated Parking Spaces
- Lounge Area
- Two Double Bedrooms
- Delightful Rear Garden

Entrance Hallway

Double Glazed Door to Front Aspect, Laminate Flooring, Double Panel Radiator, Stairs to 1st Floor Landing.

Lounge Area

14'9 x 10'6 (4.50m x 3.20m)

Single Panel Radiator x 2, Double Glazed Window Front Aspect, Electric Fire and Stone Surround, T.V Point, Carpeted, Smoke Alarm.

Kitchen/Diner

8'6 x 13'4 (2.59m x 4.06m)

Roll Top Work Surfaces, Cupboards at Eye and Base Level, Wall Mounted Main Boiler (Updated in 2019 and Serviced Annually), Gas Hob and Oven, Extractor Fan, Fridge/Freezer, Tiled Splash Back, Vinyl Flooring.

Conservatory / Sun Room

6'6 x 5'4 (1.98m x 1.63m)

Tiled Flooring, T.V Point, Doors Opening to Garden.

Bathroom

Low Level W.C, Bath and Mixer Tap, Wash Basin with Tiled Splash Back, Vanity Cupboard, Double Glazed Window to Rear Aspect.

Bedroom Two

9'9 x 7'1 (2.97m x 2.16m)

Single Panel Radiator, Double Glazed Window to Rear Aspect, Fitted Wardrobe, Carpeted.

Bedroom One

11'6 x 10'6 (3.51m x 3.20m)

Fitted Wardrobes, Double Glazed Window to Rear Aspect, Single Panel Radiator,

Ensuite

Low Level W.C, Shower Cubicle and Mains Shower, Wash Basin with Hot and Cold Taps, Double Glazed Window to Front Aspect, Extractor Fan.

Rear Garden

Laid to Lawn, Patio Area, Mature Flowers and Shrubs, Rear Garden, Outside Tap, Timber Fencing, Outside Lighting, 6 X 4 Shed.

Front Driveway

Two Allocated Space to the front of the property.

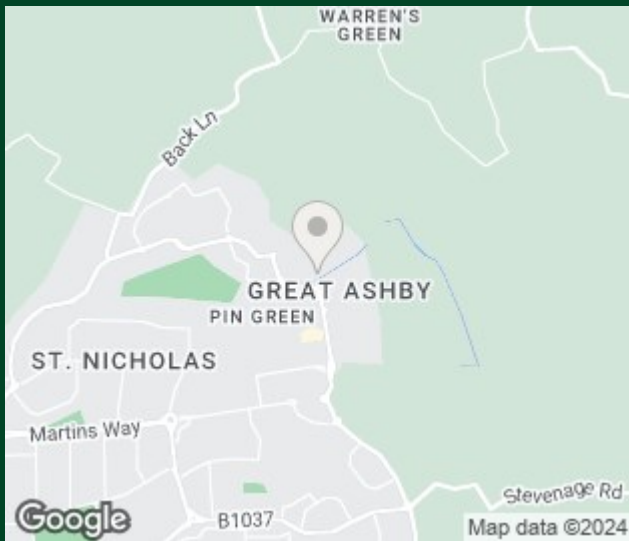
Local Information

This Property located in Great Ashby which is close to Country Walks via the bridle path and Bus Links which connects to the New Town and Train Station.





Floor Plan



Council Tax Details

Band: C

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating			
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

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