



**mather
estates**
independent agents



24 Beane Walk, Stevenage, SG2 7DP

Mather Estates welcomes to the market a recently decorated one bedroom end-of-terrace house, ideally located in the highly sought-after Chells Manor area of Stevenage. Offered unfurnished, the property features a living/dining area, modern fitted kitchen with appliances. Upstairs, the property boasts a double bedroom with a wardrobe, bathroom and ample storage space.

Externally, the home benefits from a large private side garden with dual access, shed and a allocated parking space.

£1,100 pcm



SUMMARY

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The initial tenancy length is 12 months minimum.

A holding deposit of one weeks rent £253.84 is required upon acceptance of an application, this will be deducted from your first months rent should referencing be successful.

Security deposit total- £1,269.23.

LOUNGE/DINER

Wall mounted radiator, wood effect flooring, double glazed french doors with curtain pole and curtains leading to side garden, double glazed frosted effect door leading to kitchen, stairs leading to;

KITCHEN

Fitted with a range of white wall and base units, complementary work surface with inset bowl sink drainer and mixer tap, complementary tile splashback, 4 ring electric hob, electric oven built under with integrated extractor hood over, double glazed window to side aspect, blinds, wood effect flooring, free standing fridge/freezer, boiler.

LANDING

Double built in storage cupboards, carpet, doors leading to;

BEDROOM

Free standing wardrobe, wall mounted radiator, 2x double glazed windows to side aspect with roller blinds, wood effect flooring.

BATHROOM

White bathroom suite comprising of panel enclosed bath with hot and cold tap and shower attachment, vanity wash hand basin with hot and cold tap, mirrored cabinet, cupboard, wall mounted radiator, double glazed frosted window to side aspect, WC and wood effect flooring.

OUTSIDE

Dual access gates to side private garden, shed, garden mainly laid to lawn with patio area nearest to house. Front allocated parking space and on street parking.

DISCLAIMER

Disclaimer - Mather Estates Stevenage for themselves and for the Landlord of the property, who as agents they are to give notice that: (a) these particulars are produced in good faith, but are set out as a general guide only and do not constitute any part of a contract; (b) no person in the employment of Mather Estates has any authority to make or give any representation or warranty whatsoever in relation to the property. These details are presented Subject to Contract and Without Prejudice.

Measurements provided are taken from the Agent and must be used as a guide and for any inaccuracies we cannot be accountable for. It is our suggestion you speak to

