



Froghall Lane, Walkern Stevenage SG2 7PH

welcome to

Froghall Lane, Walkern Stevenage

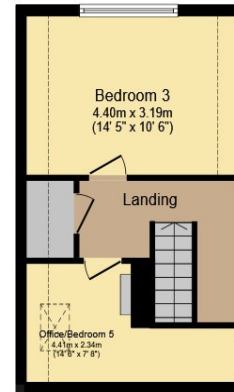
£625,000 to £650,000 ****CHAIN FREE****

Nestled in the picturesque village of Walkern, this 4-bedroom detached chalet bungalow on Froghall Lane boasts generous living spaces benefitting





Ground Floor



First Floor

Total floor area 183.2 sq.m. (1,972 sq.ft.) approx

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

Porch

Lounge

26' 10" Max x 12' Max (8.18m Max x 3.66m Max)

Dining Room

16' 6" Max x 9' 10" Max (5.03m Max x 3.00m Max)

Kitchen

15' 7" Max x 13' 1" Max (4.75m Max x 3.99m Max)

Utility Room

9' 10" Max x 8' 7" Max (3.00m Max x 2.62m Max)

Conservatory

11' 11" x 8' 2" (3.63m x 2.49m)

Bedroom 1

17' Max x 11' 1" Max (5.18m Max x 3.38m Max)

Bedroom 2

15' 8" Max x 10' 1" Max (4.78m Max x 3.07m Max)

Bedroom 4

12' 11" Max x 9' 11" Max (3.94m Max x 3.02m Max)

Bathroom

9' 2" Max x 6' Max (2.79m Max x 1.83m Max)

Shower Room

9' 11" Max x 4' 1" Max (3.02m Max x 1.24m Max)

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- ***CHAIN FREE***
- RARELY Available Location of Froghall Lane
- Detached 4 Bedroom Chalet Bungalow
- Parking for Multiple Vehicles
- Beautifully Maintained Gardens

Tenure: Freehold EPC Rating: D

£625,000



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Please note the marker reflects the postcode not the actual property



Property Ref:
SVG101640 - 0014

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



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