



**Humber Court, Stevenage SG1 3XS**

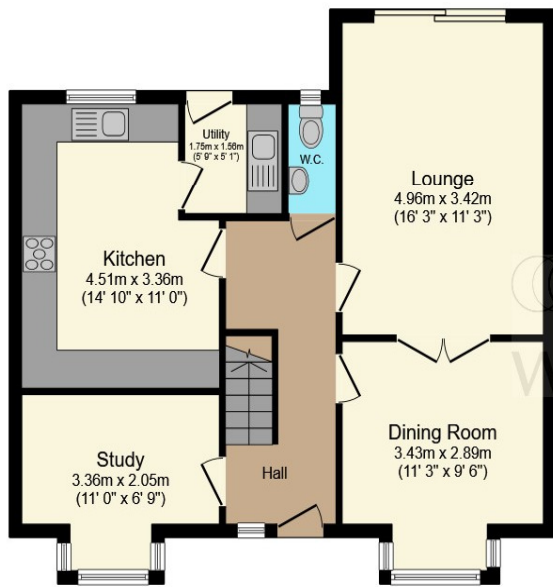
**welcome to**

**Humber Court, Stevenage**

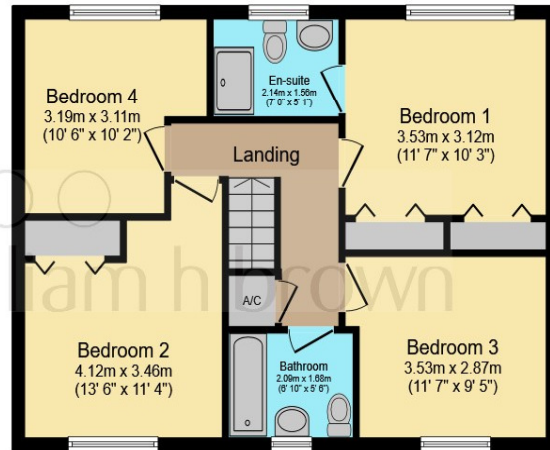
**\*\*GUIDE PRICE £650,000-£675,000\*\***

Tucked away in a rarely available cul de sac within Great Ashby, this executive detached family home offers over 1,600sqft of internal space, parking for multiple vehicles, woodland walks, and a fantastic versatile layout internally.

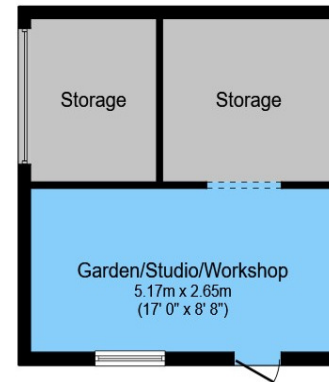




**Ground Floor**



**First Floor**



**Outbuilding**

- Entrance Hall**
- Dining Room**  
11' 3" x 9' 6" ( 3.43m x 2.90m )
- Lounge**  
16' 3" x 11' 3" ( 4.95m x 3.43m )
- Study**  
11' x 6' 9" ( 3.35m x 2.06m )
- Kitchen**  
14' 10" x 11' ( 4.52m x 3.35m )
- Utility Room**  
5' 9" x 5' 1" ( 1.75m x 1.55m )
- Downstairs W.C**
- Landing**
- Bedroom 1**  
11' 7" x 10' 3" ( 3.53m x 3.12m )
- En Suite**  
7' x 5' 1" ( 2.13m x 1.55m )
- Bedroom 2**  
13' 6" x 11' 4" ( 4.11m x 3.45m )
- Bedroom 3**  
11' 7" x 9' 5" ( 3.53m x 2.87m )
- Bedroom 4**  
10' 6" x 10' 2" ( 3.20m x 3.10m )
- Bathroom**  
6' 10" x 5' 6" ( 2.08m x 1.68m )
- Garden**
- Driveway**
- Garage/ Workshop**  
17' x 8' 8" ( 5.18m x 2.64m )

Total floor area 151.7 m<sup>2</sup> (1,633 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

welcome to

## Humber Court, Stevenage

- **\*\*GUIDE PRICE £650,000-£675,000\*\***
- Rarely Available Executive Cul De Sac
- Double Driveway & Garage
- Generous Internal Sizing, 4 Double Bedrooms
- En Suite & Downstairs W.C

Tenure: Freehold EPC Rating: C

guide price

**£650,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/SVG102569](http://williamhbrown.co.uk/Property/SVG102569)



Property Ref:  
SVG102569 - 0004

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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