



JOSHUA JAMES

ESTATE AGENTS

High Street, Croydon, Royston, Hertfordshire, SG8 0DR

Asking Price £600,000

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- Stunning Open Views
- Large well Stocked Rear Garden
- Detached Annex / Home Office with Bathroom
- Three Family Sized Bedrooms
- Re-Fitted Family Bathroom
- Re-fitted Kitchen / Breakfast Room
- Study / Snug
- Lounge / Diner with Wood Burning Stove
- Re-Fitted Shower Room
- Extended Period Cottage c1860



Formerly two cottages, this beautifully presented period cottage c1860, has been lovely restored & modernised by the current owners to provide a comfortable family home. To the front of the property is a stunning open view over four separate counties. The lounge / dining room has Oak flooring and a wood burning stove & both the kitchen & family bathroom have been re-fitted. To the first floor are three bedrooms & further re-fitted family shower room. Externally there is a large rear garden with incline that allows stunning views across the countryside, predominantly laid to lawn with well stocked borders & raised decked seating area, ideal for barbecues & outside entertaining.

The property further benefits from a separate annex 13'9" x 7'7" which would make an ideal home office / additional accommodation, with it's own shower room to the rear. Behind the annex is a utility room. In addition there is off road parking for two vehicles.



