

## 9 Harebell Avenue, Stotfold

Offers Over £400,000

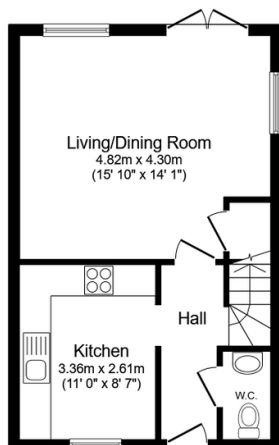
3 2 2



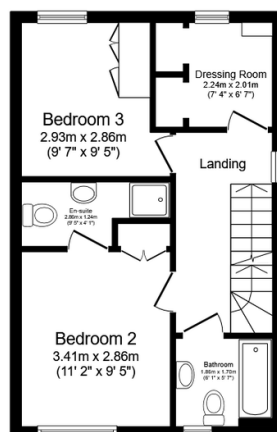
Located on the popular Greenacres development, this well-presented four-bedroom semi-detached family home is arranged across three floors and offers bright, modern accommodation throughout.

## Key Features

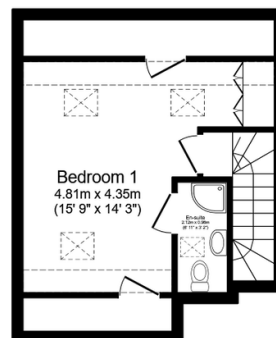
- Four bedrooms arranged across three spacious floors
- Loft extension completed in 2017, creating a generous principal suite
- Newly landscaped rear garden – ideal for entertaining
- Bright and airy lounge/diner with upgraded flooring and wall panelling
- Excellent commuter access via Arlesey station
- En suites to both Bedroom 1 and Bedroom 2
- Single garage with driveway parking for up to three cars
- Modern fitted kitchen with integrated appliances
- Located close to highly regarded local schools and amenities
- Sought-after position within the popular Greenacres development



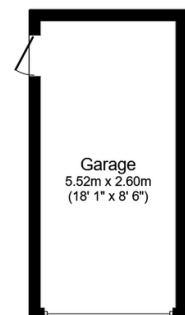
**Ground Floor**  
Floor area 37.4 sq.m. (403 sq.ft.)



**First Floor**  
Floor area 37.4 sq.m. (403 sq.ft.)



**Second Floor**  
Floor area 22.0 sq.m. (236 sq.ft.)



**Garage**  
Floor area 14.4 sq.m. (155 sq.ft.)

Total floor area: 111.2 sq.m. (1,197 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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.Propertybox.io](http://www.Propertybox.io)