



Morton Street, Royston, SG8 7AZ

welcome to

Morton Street, Royston

A quite stunning extended 3 double bedroom semi-detached villa with 3 receptions and beautiful gardens in this highly sought-after location within a short walk of Royston railway station.



Recessed Entrance

Door to:

Entrance Hall

Spacious entrance hall with lantern window and double glazed sash window overlooking large rear garden.

Cloakroom/Shower Room

Suite comprising shower cubicle, wash hand basin, low flush WC, radiator, wall and floor tiling.

Lounge

16' 1" x 11' 2" Plus bay window to front (4.90m x 3.40m Plus bay window to front)
Feature log burner with hearth surround and mantle over, 2 separate radiators, twin secondary glazed double windows to front, ceiling coving.

Dining Room

12' 5" x 10' (3.78m x 3.05m)
Feature fireplace with hearth surround and mantle over, radiator, sash window to courtyard, picture rail, ceiling coving. Door to inner hall.

Inner Hall

Stairs off to first floor landing. Doors off to lounge and cloakroom/shower room. Stairway down to study on lower ground floor.

Study

14' x 8' 6" (4.27m x 2.59m)
Radiator. Double glazed window. Built in cupboards.

Kitchen/Breakfast Room

17' 1" x 9' 3" plus large door recess (5.21m x 2.82m plus large door recess)
Comprising 1 1/2 bowl sink unit with mixer taps and work surface surrounds, generous range of base and wall units, space and plumbing for dishwasher, cupboard housing space and plumbing for automatic washing machine, radiator, wall mounted gas boiler for central heating and domestic hot water, double glazed doors and windows to conservatory, double glazed window with views across the rear garden.

Conservatory

11' 1" x 9' 5" (3.38m x 2.87m)
Double glazed windows and doors to rear.

First Floor Landing

Radiator.

Bedroom One

16' 1" x 11' 4" (4.90m x 3.45m)
Feature fireplace. Radiator. Double glazed sash windows to front.

Dressing Room

11' 10" x 6' 11" (3.61m x 2.11m)
Built in wardrobes and airing cupboard to one wall. Double glazed sash window to side. Doors off to family bathroom and bedroom 3.

Bedroom Two

12' 5" x 10' 1" (3.78m x 3.07m)
Feature fireplace. Radiator. Double glazed sash window to side.

Bedroom Three

13' 6" x 9' 4" (4.11m x 2.84m)
Radiator. Double glazed sash window to rear.

Bathroom

Suite comprising bath with telephone style shower attachment over, low flush WC, wash hand basin, towel radiator, wall tiling, double glazed sash window to rear.

Outside Rear Garden

A particular feature of the property is the beautiful landscaped secluded rear garden with a two tiered terrace leading down to a lovely shaped lawn with a wide variety of shrubs and trees to borders. To the far end of the garden there is a further decked terrace with detached workshop/home office and nearby water feature.

Parking

There is off-road parking to the front of the property.



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Morton Street, Royston

- A quite stunning extended semi-detached villa in highly sought-after location.
- 3 double bedrooms.
- 3 reception rooms.
- Large kitchen/breakfast room.
- Lovely landscaped garden to the rear with detached home office/workshop.

Tenure: Freehold EPC Rating: E
Council Tax Band: E

£660,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
RYN110250 - 0007

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