



Green Drift, Royston, SG8 5BL

welcome to

Green Drift, Royston

Situated within walking distance to Royston town centre, Heath and railway station, a deceptively spacious 3 bedroom mid-terraced family home with the benefit of a carport, garage, enclosed rear garden, and offered with no upward chain.



Entrance Hall

Staircase to first floor. Tiled flooring.

Lounge

15' 9" x 12' 5" (4.80m x 3.78m)

Electric fireplace. Window to front. Radiator.

Kitchen/Diner

15' 10" x 9' (4.83m x 2.74m)

Kitchen comprising range of base and wall units with work surface surrounds, built in oven and hob, one and a half bowl sink unit with mixer tap, space and plumbing for washing machine. Tiled flooring throughout. Under stairs storage cupboard. Window and sliding door to rear.

First Floor Landing

Hatch to loft.

Bedroom One

13' 1" x 9' 6" (3.99m x 2.90m)

Built in storage cupboard. Radiator. Window to front.

Bedroom Two

9' 8" x 7' 8" (2.95m x 2.34m)

Built in storage cupboard. Radiator. Window to rear.

Bedroom Three

9' 10" x 6' 5" (3.00m x 1.96m)

Radiator. Window to front. Airing cupboard.

Bathroom

Recently fitted suite comprising bath with glazed screen and electric shower over, wash hand basin set into vanity unit and towel radiator. Window to rear. Fully tiled.

W/C

Low flush W/C. Fully tiled suite. Window to rear.

Outside

Rear Garden

To the rear there is enclosed rear garden laid mainly to decorative stones, decorative pond with bridge over, fence surround, gate to rear.

Garage

Accessed via the rear garden gate is a single garage with carport to side.



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welcome to

Green Drift, Royston

- Spacious and well-proportioned 3 bedroom mid-terraced family home.
- Within walking distance to Royston railway station and town centre.
- Spacious lounge.
- Fitted kitchen/diner
- Enclosed rear garden.

Tenure: Freehold EPC Rating: D
Council Tax Band: B

offers in excess of

£340,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
RYN110385 - 0004

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