

Vinters Avenue Stevenage Hertfordshire SG1 1QU.
Guide Price £300,000-£315,000



Vinters Avenue, Stevenage, Hertfordshire, SG1 1QU.

Council Tax Band: C

VACANT POSSESSION - CHAIN FREE! Two double bedroom end of terrace house with a good sized kitchen/dining room, lounge with patio doors onto the rear garden, refitted bathroom, double glazing and gas central heating. The property is within walking distance of the town centre, ASDA supermarket and Stevenage mainline station which on the fast train can take you into London within 23 minutes.

Entrance Porch

5'7 x 3'9 (1.70m x 1.14m)

Accessed by a frosted double glazed door with double glazed windows to front and side.

Entrance Hall

10'5 x 6'1 (3.18m x 1.85m)

Accessed via a double glazed door with frosted double glazed side aspect, double radiator, glazed casement door into the kitchen and separate access into the lounge, stairs to first floor.

Kitchen/Diner

12'4 x 10'6 (3.76m x 3.20m)

Fitted with a range of wall and base units, built in double oven and hob with curved glass topped chimney extractor, plumbing for a washing machine, stainless steel sink drainer, tiled floor and splashbacks, double radiator, coved to ceiling and glazed casement door to storage/utility room.

Lounge

15'4 x 11'3 (4.67m x 3.43m)

Double glazed patio doors to the rear, feature fireplace with wall mount electric fire, coved to ceiling, access to understairs storage area.

Utility Room

5'10 x 5'3 (1.78m x 1.60m)

Useful storage area with a double glazed door to the front.

Storage Area

7'10 x 2'11 (2.39m x 0.89m)

Useful storage space which runs under the stairs and a double glazed door to the rear garden.

Landing

16'4 x 6'0 (4.98m x 1.83m)

Double glazed window to front aspect, doors to all the rooms, wall mounted radiator, loft access, built in airing cupboard and overstairs storage cupboard.

Bedroom One

12'5 x 9'5 (3.78m x 2.87m)

Double glazed window to the rear aspect, wall mounted radiator, built in storage cupboard.

Bedroom Two

10'3 x 10'1 (3.12m x 3.07m)

Double glazed window to the front aspect, wall mounted radiator.

Bathroom

8'1 x 5'4 (2.46m x 1.63m)

Frosted double glazed window to the front aspect, three piece suite comprising of a panel enclosed bath with electric shower over, wash hand basin with storage under, low level WC, tiled splashbacks, inset spotlights, wall mounted chrome towel rail.

Rear Garden

Decked area and path to the rear of the garden, gated access.

Frontage

Stepped paved path to the front door,



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Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		78
(69-80) C		
(55-68) D	58	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	