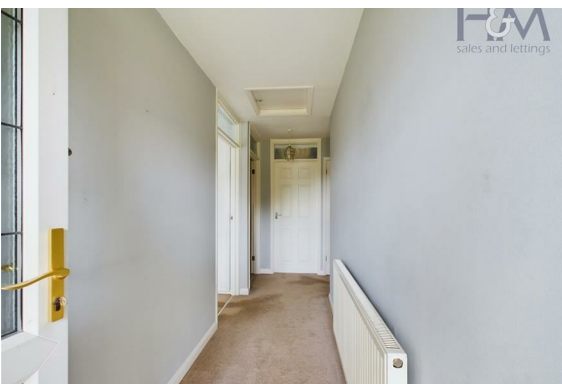


Saggers Close, Bassingbourn-Cum-Knessworth, Royston SG8 5PL.
Asking Price £425,000



Saggers Close, Bassingbourn- Cum- Kneesworth, Royston, SG8 5PL.
Council Tax Band: C

Situated in a Cul-De-Sac in the popular and historical village of Bassingbourn-Cum-Kneesworth is this well presented two double bedroomed bungalow. The property itself offers a Lounge/Dining Room, refitted kitchen with built in oven and hob, and a refitted bathroom with a large walk in corner shower cubicle. The conservatory which is approximately 25ft in length, runs the whole width of the property and over looks the rear garden. The 25ft x 12ft garage has power and light aswell as an electric up and over door. To the front there is a block paved driveway which can accommodate upto 4 vehicles and solar panels are fitted to the roof. The property is being offered chain free.

Entrance Hall

13'6 x 3'11 (4.11m x 1.19m)

Doors to the bedrooms, lounge and bathroom, access to the loft, wall mounted radiator, built in cloaks cupboard,

Lounge/Dining Room

17'6 x 12'4 (5.33m x 3.76m)

Double glazed window to the front aspect, two wall mounted radiators, feature fireplace with granite style hearth and stone surround, coving to the ceiling, TV point, door leading into the kitchen.

Kitchen

9'9 x 8'7 (2.97m x 2.62m)

Refitted with a range of soft close wall and base units, stainless steel sink with mixer tap over, built in electric oven and hob with filter hood over. Double glazed window and french doors leading into the conservatory, tiled splashbacks and tiled flooring.

Conservatory

24'9 x 8'9 (7.54m x 2.67m)

Dwarf walled and double glazed construction with top opening windows, wall mounted radiator, double glazed doors leading into bedroom two and double glazed french doors leading into the rear garden.

Bedroom One

12'9 x 9'9 (3.89m x 2.97m)

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

Bedroom Two

13'11 x 10'0 (4.24m x 3.05m)

Double glazed patio doors opening out into the conservatory, wall mounted radiator, coving to the ceiling.

Bathroom

10'9 x 6'2 (3.28m x 1.88m)

Double glazed opaque window to the rear aspect, fitted with a oversized walk in shower cubicle, cistern enclosed low level WC, vanity wash hand basin, cosmetic storage cupboards, glazed storage shelving, inset spotlights, tiled splashbacks and tiled flooring, wall mounted radiator.

Frontage

Block paved driveway which can accommodate upto four vehicles, laid to lawn area and path to the front door. Electric up and over door to the garage.

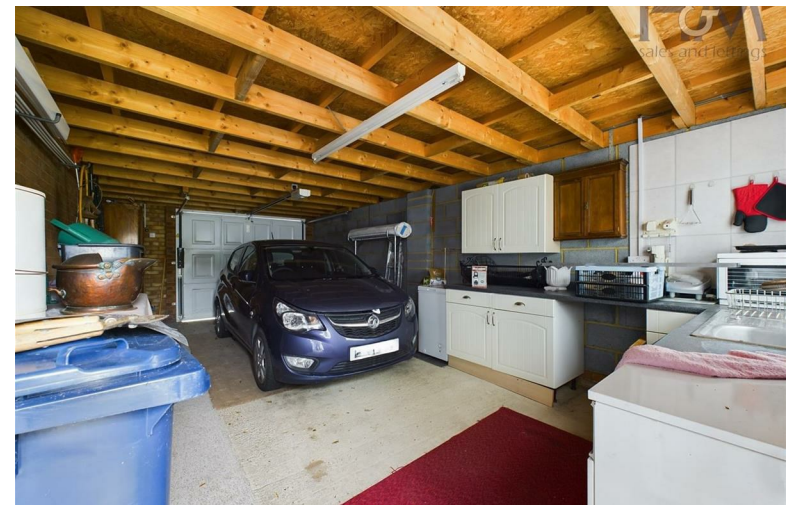
Rear Garden

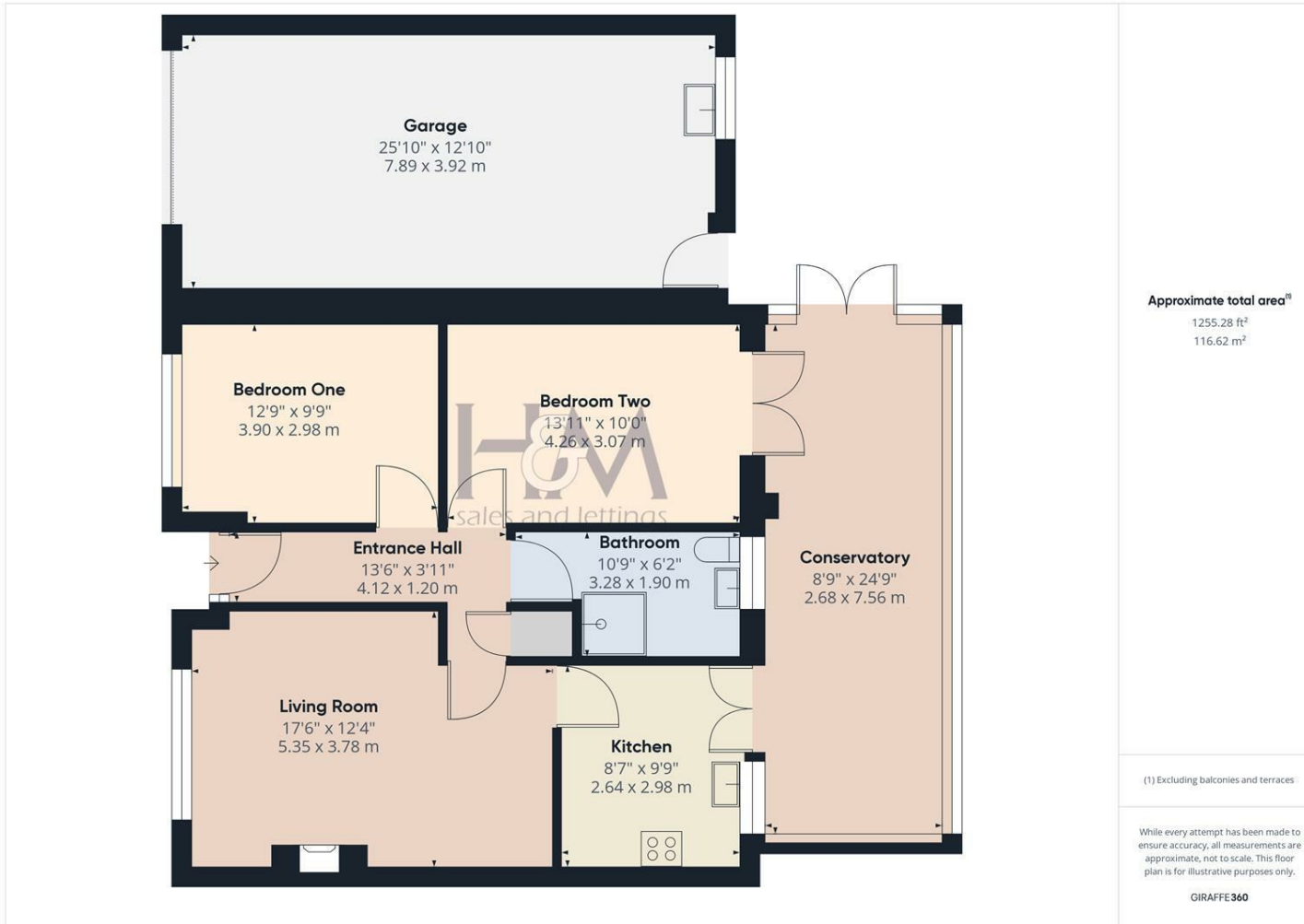
Laid to lawn with a small decked area, enclosed by timber fencing, courtesy door to the garage

Garage

25'10 x 12'10 (7.87m x 3.91m)

Fitted with an electric up and over door, power and lights, stainless steel sink drainer, plumbed for a washing machine, range of base level units, floor mounted Oil fired boiler.





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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B	84	90
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC 