

HUNTERS®

HERE TO GET *you* THERE



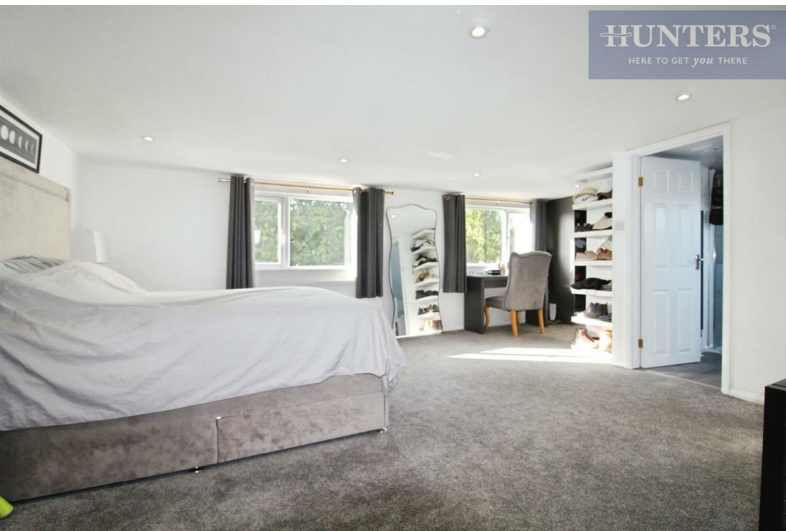
Lawrence Avenue

St Margarets, SG12 8TY

Asking Price £749,995



Council Tax: F



Lawrence Avenue

St Margarets, SG12 8TY

Asking Price £749,995



Hallway

15'1" x 5'9" (4.60m x 1.75m)

Wood flooring, painted walls. Radiator.

Kitchen Diner

26'9" x 8'9" (8.15m x 2.67m)

Contemporary design Kitchen with matching wall and base units fitted to an exacting standard. Tiled splash backs. Built in appliances with "Feature cooking Island". UPVc window to front aspect, Door to side access. Sunken Spot lights to ceiling, Feature pendant lights to Island. Wood flooring;

Dining area with UPVc window to rear aspect. Spot lights to ceiling, wood floor. Radiator;

Downstairs WC

5'8" x 2'7" (1.73m x 0.79m)

Two Piece Contemporary design white suite. Painted walls. tiled splash backs. Heated towel Radiator;

Living Room

15'0" x 12'6" (4.57m x 3.81m)

Carpet Flooring, Painted Walls. Radiator. UPVc Patio Doors to rear garden;

Reception Two

11'9" x 7'8" (3.58m x 2.34m)

Carpet flooring, Painted walls. Radiator;

Landing

Carpet Flooring, Painted Walls. Radiator. Stairs to Second Floor;

Bedroom Two

12'1" x 11'5" (3.68m x 3.48m)

Carpet Flooring, Painted Walls. Radiator. UPVc window to front aspect. Built in Wardrobes;

Bedroom Three

10'5" x 8'9" (3.18m x 2.67m)

Carpet Flooring, Painted Walls. Radiator. UPVc window to rear aspect;

Bedroom Four

10'5" x 8'7" (3.18m x 2.62m)

Carpet Flooring, Painted Walls. Radiator. UPVc window to rear aspect.

Bedroom Five

12'0" x 9'8" (3.66m x 2.95m)

Carpet Flooring, Painted Walls. Radiator. UPVc windows to front aspect;

Bathroom

6'2" x 6'2" (1.88m x 1.88m)

Painted and Tiled walls. Three piece Contemporary design white suite. Opaque window to rear aspect. Towel Radiator;

Master Bedroom

23'9" x 19'5" (7.24m x 5.92m)

Carpet Flooring, Painted Walls. Radiator. Two Large UPVc windows to rear aspect. Access to;

En-Suite

8'5" x 7'5" (2.57m x 2.26m)

Tiled Flooring, Painted Walls. Designer Large Shower cubicle, wash basin and low level WC

Outside

To the front of the property is a block paved driveway with shrub borders allowing parking for three cars. Side access to rear.

The secluded rear garden is mainly laid to lawn with shrub borders and patio area. Large "Summer House" which can be used as outside entertaining or home office.

Tel: 01920 872500

- IMPOSING DETACHED HOME
- BESPOKE KITCHEN DINER
- EN-SUITE TO MASTER BEDROOM
- RECEPTION / STUDY ROOM
- OUTSIDE HOME OFFICE / GYM

- FIVE BEDROOMS
- FAMILY BATHROOM
- LOUNGE OVERLOOKING REAR GARDEN
- DOWNSTAIRS CLOAKROOM
- CLOSE TO ST MARGARETS STATION



Road Map



Hybrid Map



Terrain Map



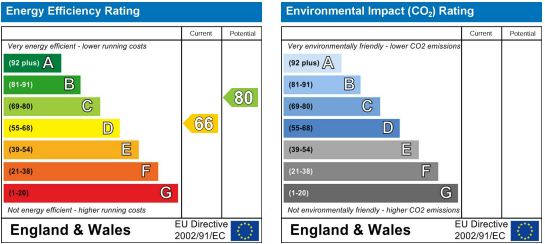
Floor Plan



Viewing

Please contact our Hunters Stanstead Abbots Office on 01920 872500 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.