



NORTH END, BASSINGBOURN, ROYSTON

 1  1  2 EPC TBC

£1,195 PCM

A stunning converted barn style one bedroom house finished to an exceptional standard, masterfully combining period with contemporary features. At 865 sq ft this unique and charming property is full of space and light, offered unfurnished and available 1st July.

- Large Master Bedroom
- Bathroom with Walk-In Shower
- Open plan Lounge/Kitchen/Diner
- Additional Reception Room
- Utility Room
- New Build
- Private Courtyard Style Garden
- Car Port
- Unfurnished



A stunning converted barn style one bedroom house finished to an exceptional standard, masterfully combining period with contemporary features. A unique and charming property full of space and light, benefitting from two reception rooms, vaulted ceilings and oak beams, underfloor heating on the ground floor, a utility room, parking in the car port, a log burning stove, large master bedroom with Juliet balcony and bathroom with a large walk-in shower. Offered unfurnished and available 1st July.

GROUND FLOOR

SITTING ROOM/STUDY Natural wood effect tiled flooring, underfloor heating, patio door to garden, stairs to first floor, door to utility room.

UTILITY ROOM Natural wood effect tiled flooring, fitted base units with laminate work surface over, washing machine, inset composite sink.

FIRST FLOOR

STAIRS & LANDING Carpet, vaulted ceiling with light tunnels, wall lights and airing cupboard.

KITCHEN/DINER/LIVING ROOM Large open plan multi-use room comprising, natural wood effect laminate flooring, double glazed windows to front and side aspects, vaulted ceiling with oak beams and spotlights, velux window and light tunnels, fitted wall and base units with laminate work surface over with inset 1 & 1/2 composite sink and drainer. Integrated appliances including dishwasher, electric oven, 4 ring ceramic hob and extractor fan. Solid oak breakfast bar, free standing fridge freezer and feature dual fuel burning stove.

BATHROOM Natural wood effect tiled flooring, obscured double glazed window to front aspect, fully tiled wall including feature walls in Moroccan style mosaic tiles. Low level WC, panel bath, large inset basin with large mirror mounted behind with lighting. heated towel rail, inset spotlights, walk in shower with rainfall style shower head and additional standard head, light tunnel.

BEDROOM Carpet, Juliet style balcony, built in wardrobe and storage cupboard, double glazed window to front aspect, vaulted ceilings with oak beams and enough space to add a sitting area.

OUTSIDE To the rear of the property is a beautifully landscaped and fully enclosed courtyard laid to Indian sandstone with rear gated access. There is a single carport allocated to the property.

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