

HUNTERS[®]

HERE TO GET *you* THERE



138 Letchmore Road

Stevenage, SG1 3PT

Offers In Excess Of £580,000



Council Tax: D



Located on Letchmore Road this four bedroom extended SEMI DETACHED house is close to popular primary and secondary schools and the many amenities of Stevenage OLD TOWN. Offering generous living accommodation, various reception rooms, large kitchen/breakfast room, cloak room, four double bedrooms (two with an ensuite) family bathroom, loft room with access from bedroom three, long south facing rear garden and driveway suitable for 2/3 vehicles.



Entrance Hall

Welcoming entrance hallway with doors to dining room, office, cloakroom and stairs rising to first floor landing. Understairs storage, wood effect laminate flooring.

Downstairs W.C

2'3 x 6'2 (0.69m x 1.88m)

Low Level w/c and wash hand basin, laminate flooring.

Dining Room

15'2 x 12'1 (4.62m x 3.68m)

Ample space for dining table and chairs, feature fireplace, carpeted, double glazed window to rear aspect, radiator, double doors to lounge and door to kitchen.

Office

6'4 x 5'7 (1.93m x 1.70m)

Double glazed window to rear aspect, wood effect laminate flooring, radiator, door leading to garage.

Lounge

9'9 x 16'3 (2.97m x 4.95m)

Bay window to front aspect, feature fireplace, radiator, carpeted.

Kitchen

22'11 x 10'10 (6.99m x 3.30m)

Comprising of matching eye and base level units with rolled edge worktops, tiled splashbacks and upstands, fitted dual oven and fridge/freezer, four ringed gas hob with extractor canopy above, stainless steel sink with mixer tap, space for washing machine and dishwasher, two double glazed windows to side aspect, two radiators,

opening leading to extension of the kitchen benefitting from ample space for dining table, double glazed patio doors leading to rear garden, breakfast bar area.

Conservatory

11'10 x 11'1 (3.61m x 3.38m)

Creating a further reception room, currently set up as a snug area, with double doors leading to rear garden, wood effect laminate flooring.

First Floor Landing

Doors leading to all bedrooms, airing cupboard.

Bathroom

6'2 x 6'11 (1.88m x 2.11m)

White three piece suite comprising of modern shaped panelled bath with shower over, wash hand basin with vanity cupboard below, low level w/c, heated towel rail, double glazed window to rear aspect, grey laminate flooring.

Bedroom One

16'7 x 9'9 (5.05m x 2.97m)

Forming part of the extension of the property the main bedroom benefits from fitted mirrored wardrobes, one leading to en-suite. Ample space for a large double bed and draw units, two double glazed windows to rear aspect, carpeted, two radiators and feature fireplace.

En-suite

Concealed by mirrored sliding door, step in shower, low level w/c with vanity cupboard above, wash hand basin, grey laminate flooring.

Bedroom Two

14'11 x 9'8 (4.55m x 2.95m)

A further double bedroom benefitting from fitted mirrored wardrobe, two double glazed windows to front aspect, feature fireplace, wood flooring, opening to en-suite.

En-suite

Step in shower cubical, wash hand basin and laminate flooring.

Bedroom Three

6'2 x 15'3 (1.88m x 4.65m)

Double bedroom, double glazed windows to front aspect, radiator, fitted sliding door wardrobes, wood flooring, stairs rising to loft room.

Loft Room

A great addition to the property, boarded throughout, Velux window, creating space for an upstairs office or playroom.

Bedroom Four

8'8 x 9'3 (2.64m x 2.82m)

Double bedroom, mirrored sliding door wardrobe, wood flooring, double glazed window to rear aspect, wood flooring, radiator.

Outside

Rear Garden

Landscaped rear garden, patio area perfect for seating with step leading to pebbled area with two small bordered ponds, pergola area with seating underneath, a further section of the garden is laid to lawn, large storage shed at end of the rear garden, mature shrubs and flower beds, enclosed by panelled fencing and gate to side access.

Garage

Large garage space with up and over door, power and lighting, potential to be converted subject to planning permission.

Garden Store

Situated on the left hand side of the garage, can be accessed via the front or rear of the property.

Driveway

Large block paved driveway creating off road parking for 2/3 vehicles, steps leading up to front door.



Road Map



Hybrid Map



Terrain Map



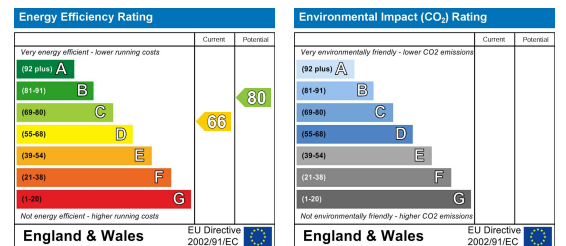
Floor Plan



Viewing

Please contact our Hunters Stevenage Office on 01438 313393 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.