



iwestates.com

6 Minehead Way, STEVENAGE, Hertfordshire, SG1 2HU

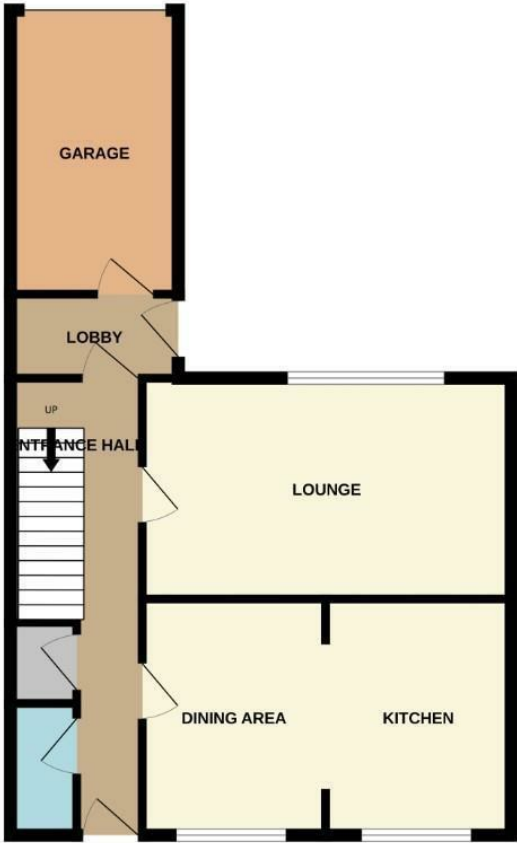
6 Minehead Way, STEVENAGE, Hertfordshire, SG1 2HU

Price Guide £375,000

Welcome to this charming end of terrace family home located on Minehead Way in Stevenage, Hertfordshire. This property boasts two spacious reception rooms, perfect for entertaining guests or simply relaxing with your family. The house features a well-maintained bathroom, downstairs w/c, rear garage and full width driveway providing off road parking. Situated in a desirable area of Stevenage, this property offers a perfect blend of comfort and style. Don't miss the opportunity to make this house your own!

Stevenage Sales 53 High Street, Stevenage, Hertfordshire SG1 3AQ | 01438 313 393
stevenage@iwestates.com | www.hunters.com

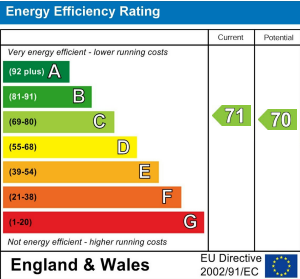
GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2024



Entrance Hall

Wooden laminate flooring, stairs to first floor. UPVC double glazed front door leads to hallway. Frosted door leads to lobby. Storage cupboard houses electricity & gas meter. Understairs recess area for storage or computer. Broadband connection. Radiator.

Cloakroom

UPVC frosted double glazed window to front aspect. Low level wc, wash hand basin, ceramic tiled walls. Wooden laminate flooring. Radiator.

Lounge

16'5" x 9'10"

Dining Room

10'6" x 8'0"

Kitchen

10'6" x 8'2"

Rear Lobby

UPVC double glazed frosted window to rear aspect. Personal door to garage. Quarry tiled flooring. Coat hanging space.

Landing

Loft access (fully insulated). Airing cupboard housing hot water tank and linen shelves. Large storage cupboard with fitted shelves. Radiator.

Bedroom One

11'7" x 10'6"

Bedroom Two

11'6" x 9'9"

Bedroom Three

9'2" x 7'8"

Bathroom

UPVC Double glazed frosted window to front aspect. Three piece white suite comprising of panelled bath with electric shower over. Low level wc, vanity unit wash basin. Ceramic tiled splashbacks. Radiator.

Front

Low maintenance front garden with shingles & extensive shrubs.

Rear Garden

Mainly laid to lawn, paved patio area with flower and shrub borders all enclosed by panel fencing. Outside light. Gated access to rear. Footpath leads to rear door.

Garage

Single garage with power and light. Personal door to rear lobby. 5kb Dish. Metal up and over door. Double width driveway allowing for two off road parking spaces.

Entrance Hallway

Front door leads into property. Radiator. Storage cupboard. Understairs recess area. Stairs rise to the first floor. UPVC double glazed door to the lobby. Telephone point.

W/C

UPVC double glazed window to the front aspect. Heated towel rail. Low level w/c. Wash hand basin. Laminate flooring.

Lounge

16'5" x 9'10"

UPVC double glazed window to the rear aspect. Radiator.

Kitchen

10'4" x 16'4"

UPVC double glazed windows to the front aspect. Radiator. Open plan to dining area. Matching eye level and base units with roll edge work surfaces over. Range cooker with extractor hood over. Tiled flooring. Laminate flooring to the dining area. Tiled splashbacks. Under unit lighting. Enclosed wall mounted boiler. Under counter integral fridge. Plumbing for washing machine.

Rear Lobby

7'8" 4'2"

UPVC double glazed door to garden. Door to garage.

Landing

Loft access. Storage cupboard. Airing cupboard. Radiator.

Bedroom One

11'5" x 10'6"

UPVC double glazed window to rear aspect.

Bedroom Two

9'7" x 11'5"

UPVC double glazed window to front aspect. Integral storage cupboard.

Bedroom Three

7'4" x 10'7"

UPVC double glazed window to rear aspect. Radiator. Over stairs storage area. Sliding mirrored integral wardrobes.

Bathroom

6'7" x 5'6"

UPVC double glazed windows to front aspect. Heated towel rail. Low level w/c. Panelled bath with power shower over with rainfall effect shower head and screen over. Tiled splash backs.

Front

Footpath to front door. Mainly laid to lawn. Flowerbed borders. Small picket fence.

Rear Garden

Low maintenance, mature border shrubs, gated access. Outside light.

Garage

18'6" x 8'2"

Metal up and over door. Light and power.

Parking

Rear driveway for up to three cars.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	71	70
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		

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 services or appliances. All measurements are approximate. 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 and confidential sales and marketing advice. Even if your home is outside the area covered by our offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

England & WalesEU Directives2002/91/EC





