

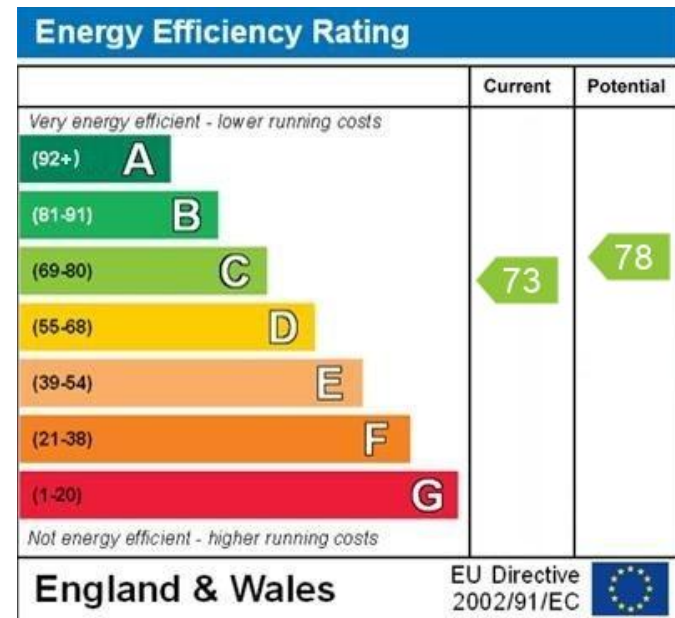


Mather Estates welcomes to the market this recently refurbished and spacious three-bedroom end-of-terrace home situated on Wildwood Lane, Stevenage. Ideally located close to the New Town Centre, Railway Station and Roaring Meg Retail Park. The property comprises a welcoming entrance hall, fitted kitchen, utility room, downstairs wet room with separate WC, living room, conservatory and an additional reception room. Upstairs offers three bedrooms, including one with fitted wardrobes and another benefiting from an alcove area, alongside a family bathroom featuring both a bath and separate shower. Externally, the property benefits from a private rear garden with side gate access, brick-built storage, and ample on-road parking.

A holding deposit of one weeks rent £426.92 is required upon acceptance of an application and refundable on the first months rent should referencing be successful. Security deposit total:£2,134.61.



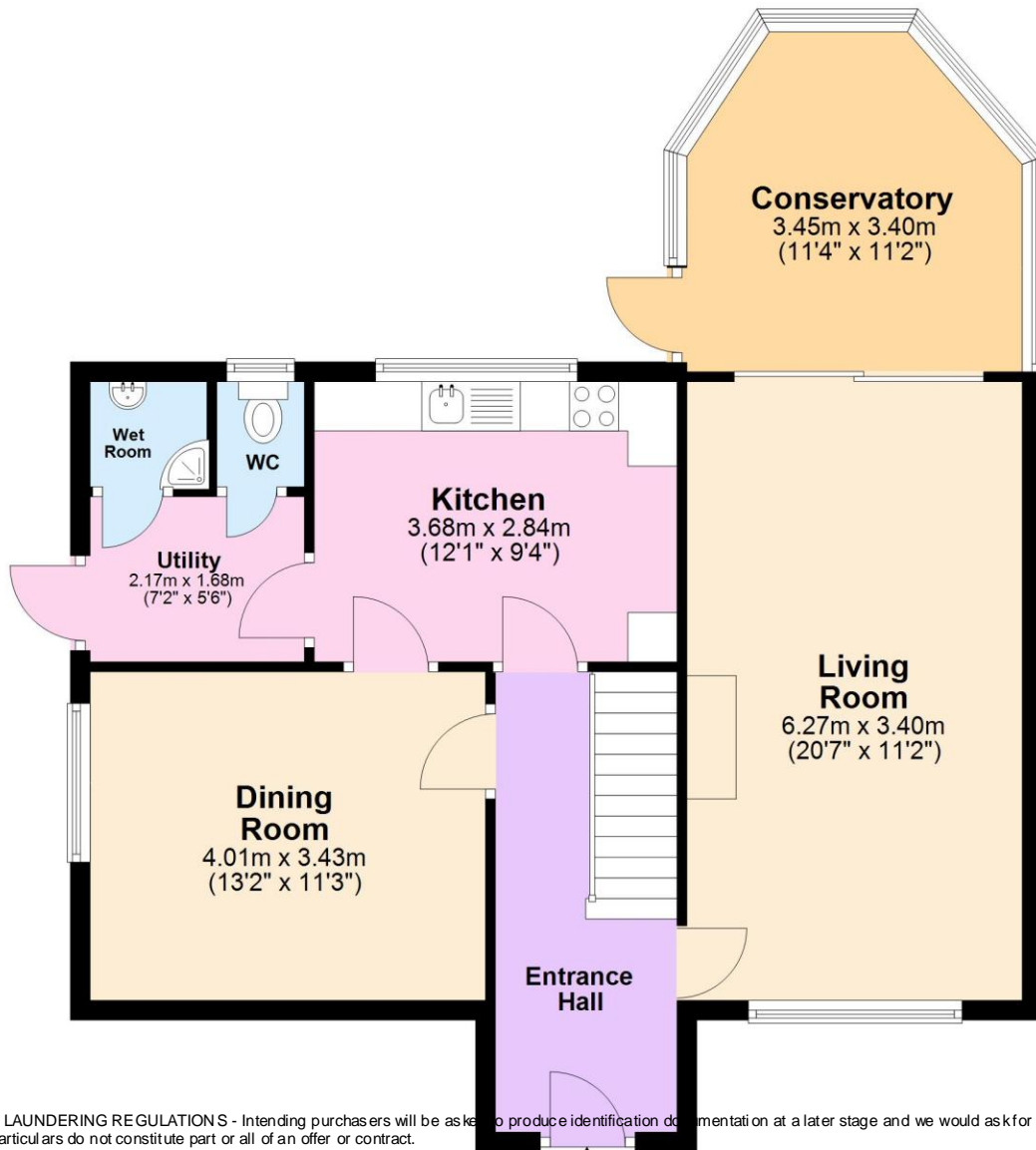




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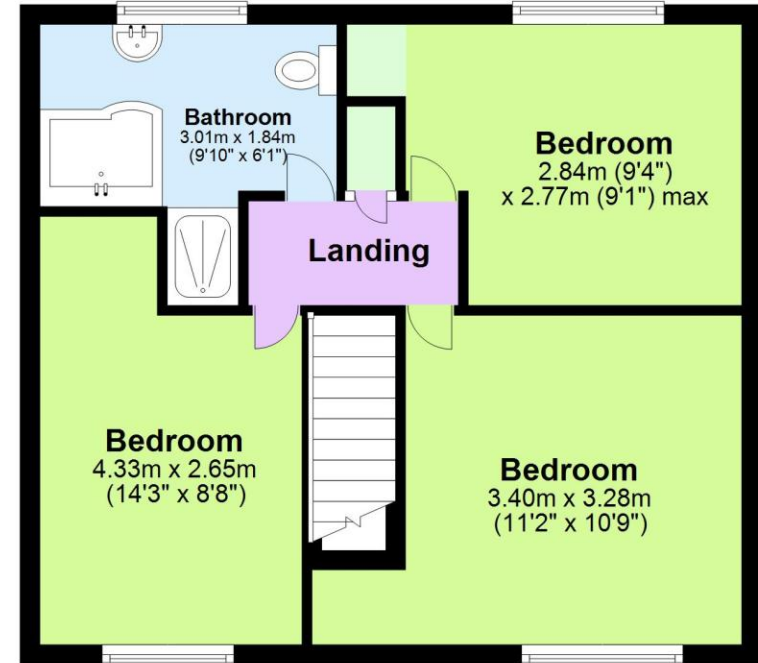
Ground Floor

Approx. 73.0 sq. metres (785.4 sq. feet)



First Floor

Approx. 42.1 sq. metres (452.9 sq. feet)



1. MONEY LAUNDERING REGULATIONS - Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.
2. These particulars do not constitute part or all of an offer or contract.
3. The measurements indicated are supplied for guidance only and as such must be considered as approximate.
4. Potential buyers are advised to recheck the measurements before committing to any expense.
5. Mather Estates has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances.
6. Mather Estates has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.

Total area: approx. 115.0 sq. metres (1238.3 sq. feet)