



Salisbury Road, Wellfield Wood, Stevenage, SG1 4PE

WELL PRESENTED and SPACIOUS FOUR Bedroom FAMILY HOME WITH GARAGE and DRIVEWAY with spacious accommodation Throughout located in Wellfield Wood and Close to Saint Nicolas Park. Features include 20ft OPEN PLAN FITTED HOWDENS KITCHEN/DINER, Downstairs Cloakroom, 20FT Lounge Area, Conservatory, TWO DOUBLE BEDROOMS and Two Spacious Single Bedrooms, Modern Fitted Bathroom and Shower Room, Front and Rear Gardens, VIEWING STRONGLY RECOMMENDED

£370,000

Salisbury Road, Wellfield Wood, Stevenage, SG1 4PE

- Well Presented and Spacious Four Bedroom Family Home
- Spacious Accommodation Throughout
- 20ft Lounge Area
- Two Double Bedrooms and Two Spacious Bedroom
- Front and Rear Gardens
- Garage and Driveway
- Located Close to Wellfield Wood and Saint Nicholas Park
- Conservatory
- Modern Fitted Bathroom and Shower Room
- Viewing Strongly Recommended

Entrance Hallway

19'10 x 2'10 (6.05m x 0.86m)

Double Glazed Door to Front Aspect, Stairs to 1st Floor Landing, Storage Cupboard with Gas Meter, Door to Downstairs WC, Lounge and Kitchen/Diner.

Downstairs W.C

Low Level W.C, Hand Basin with Tiled Splash Back, Tiled Flooring, Extractor Fan, Tiled Splash Back.

Conservatory

13'0 x 7'6 (3.96m x 2.29m)

Vinyl Flooring, Double Panel Radiator, Up Lighter, Double Doors Opening to Garden.

Howden Fitted Kitchen/Diner

20'0 x 8'3 (6.10m x 2.51m)

Laminate Flooring, Double Glazed Window to Front and Rear Aspect, Cupboards at Eye and Base Level with LED Under Lighting, Double Panel Radiator, Built in Dishwasher, Washing Machine, Space for Fridge/Freezer, 4 Ring Gas Hob and Oven, Extractor Fan, LED Spot Lighting.

Lounge Area

20'3 x 10'2 (6.17m x 3.10m)

Double Glazed Window to Front Aspect and Rear Aspect, Coved Ceiling, T.V Point, Double Glazed Window to Rear Aspect, Double Panel Radiator.

Landing

5'9 x 3'9 (1.75m x 1.14m)

Doors to all rooms, Loft Access.

Bedroom One

11'4 x 10'3 (3.45m x 3.12m)

Double Glazed Window to Front Aspect, Over Stairs Cupboard.

Bedroom Two

10'3 x 10'8 (3.12m x 3.25m)

Double Glazed Window to Front Aspect, Coved Ceiling.

Bedroom Three

7'3 x 9'1 (2.21m x 2.77m)

Double Glazed Window to Rear Aspect, Single Panel Radiator, Coved Ceiling.

Bedroom Four

5'8 x 9'6 (1.73m x 2.90m)

Double Glazed Window to Rear Aspect, Wall Mounted Ideal Combi Boiler.

Bathroom and Shower Room

5'9 x 3'9 (1.75m x 1.14m)

Tiled Flooring, LED Mirror, Low Level W.C, Wash Basin and Mixer Tap, Tiled Surround, Tiled Flooring, LED Spot Lighting, Shower Cubicle and Main Shower, Bath and Mixer Tap, Double Glazed Window to Rear Aspect, Extractor Fan.

Rear Garden

Patio Area, Laid to Lawn, Rear Gated Access to Garage, Outside Tap, Timber Fencing, Upper Patio Area.

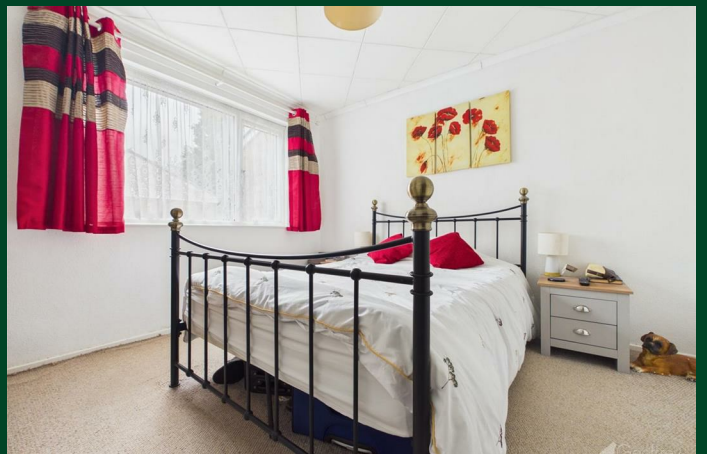
Garage and Driveway

15'11 x 8'2 (4.85m x 2.49m)

Metal Up and Over Door, Driveway for One Car.

Local Information

Salisbury Road is located on the Edge of St Nicolas and boarding Wellfield Wood, this property is ideally located close to St Nicholas Park and the Shopping Complex.





Geoffrey
Matthew



Geoffrey
Matthew



Floor Plan



Council Tax Details

Band: E

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(81-91) A		
(81-91) B			(69-80) B		
(69-80) C			(55-68) C		
(55-68) D			(39-54) D		
(39-54) E			(21-38) E		
(21-38) F			(1-20) F		
(1-20) G			Not environmentally friendly - higher CO ₂ emissions		
Not energy efficient - higher running costs					
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

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