



Green Street, Stevenage

AGENT HYBRID





We are delighted to present to the market this chain-free and well-presented four-bedroom detached family home, ideally positioned in one of Stevenage's most desirable locations. Built approximately 28 years ago, the property enjoys a private setting tucked away from the road, whilst being just a stone's throw from the Historic Old Town High Street and within walking distance of Stevenage Mainline Railway Station, offering fast and direct links to London Kings Cross and St Pancras International.

Deceptively spacious throughout, the property is approached via a gated gravel driveway, creating an attractive sense of privacy and exclusivity. Upon entering, you are welcomed into a beautifully extended and modernised kitchen/breakfast room, fitted with contemporary white cabinetry and flooded with natural light from two Velux roof windows. The generous proportions allow ample space for a family-sized breakfast table, making it an ideal hub of the home.

The kitchen provides access to a downstairs WC, a formal dining room, and an impressive living room. The dining room further benefits from access to a practical utility area, while the spacious living room features a charming log-burning stove and sliding patio doors opening into a conservatory, creating excellent additional reception space and providing views over the garden.

Stairs rise from the rear of the kitchen to the first-floor landing, where you will find four well-proportioned bedrooms and a family bathroom. The principal bedroom benefits from the added luxury of a private en-suite shower room.

Externally, the property enjoys a private and secluded north-west facing rear garden, predominantly laid to lawn and complemented by a patio seating area, ideal for outdoor entertaining and family enjoyment. Gated side access leads back to the front of the property. The front roof elevation benefits from solar panels.

To the front, the substantial gravel driveway provides off-road parking for at least four vehicles, while a detached single garage offers further parking, storage, or workshop potential.

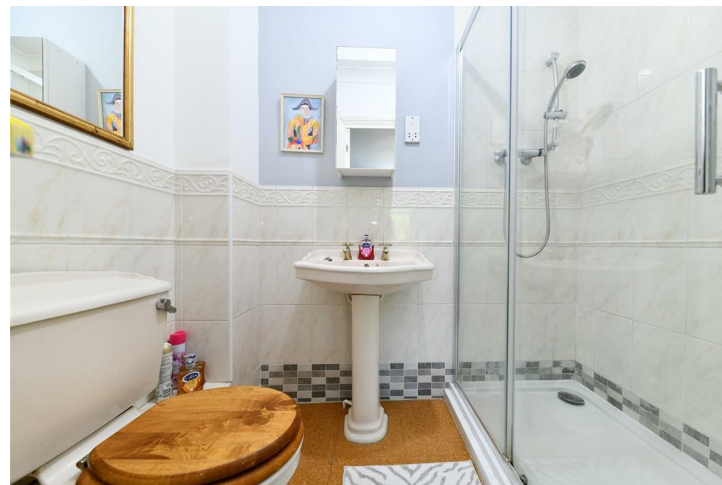
Offering generous accommodation, a highly sought-after location, and excellent commuter links, this superb family home represents a rare opportunity and viewing is highly recommended to fully appreciate all that it has to offer.

DIMENSIONS

Kitchen 18'4 x 11'4
 Dining Room 11'6 x 7'6
 Utility 7'6 x 4'0
 Downstairs WC
 Living Room 19'9 x 16'2
 Conservatory 11'8 x 10'9
 Bedroom 1: 13'8 x 10'5
 En-Suite
 Bedroom 2: 13'8 x 9'1 (inc robes)
 Bedroom 3: 10'2 x 9'2
 Bedroom 4: 10'5 x 7'6
 Family Bathroom 6'7 x 5'5
 Garage 16'4 x 10'0



- CHAIN-FREE FOUR-BEDROOM DETACHED FAMILY HOME
- PRIME LOCATION CLOSE TO STEVENAGE OLD TOWN HIGH STREET
- WALKING DISTANCE TO STEVENAGE MAINLINE TRAIN STATION
- PRIVATE GATED POSITION SET BACK FROM THE ROAD
- EXTENDED AND MODERNISED KITCHEN / BREAKFAST ROOM
- SPACIOUS LIVING ROOM WITH LOG-BURNING STOVE
- SEPARATE DINING ROOM, UTILITY AREA AND CONSERVATORY
- PRINCIPAL BEDROOM WITH EN-SUITE SHOWER ROOM
- DETACHED SINGLE GARAGE AND DRIVEWAY PARKING FOR FOUR OR MORE CARS
- PRIVATE NORTH-WEST FACING REAR GARDEN WITH PATIO SEATING AREA







Total area: approx. 145.1 sq. metres (1562.3 sq. feet)

IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the service, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans and included, they are for guidance and illustration purposes only and may not be to scale. If there are important matters likely to affect your decision to buy, please contact us before viewing the property.



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