

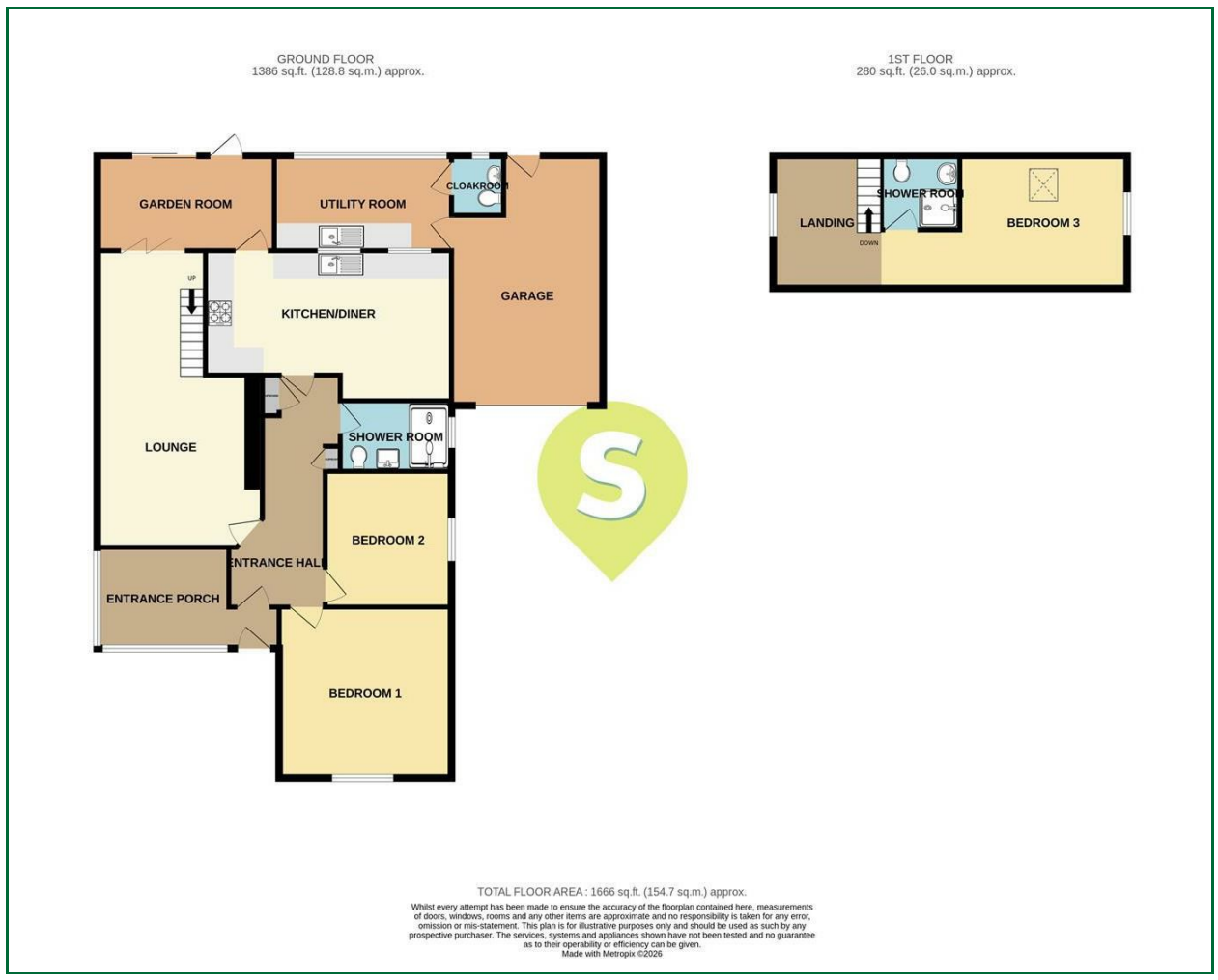
Ivel Road,

Shefford | Beds

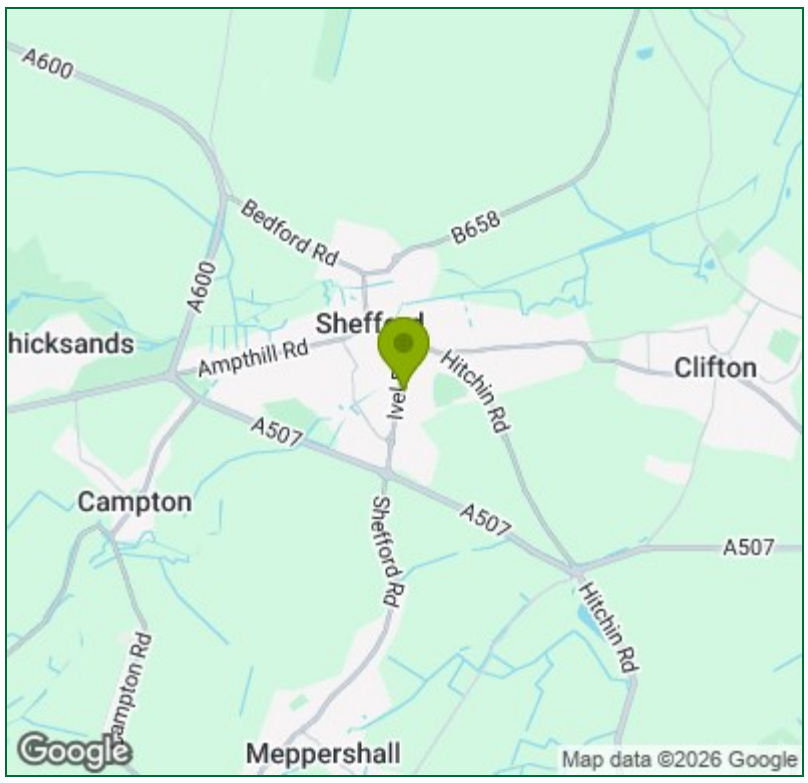
OFFERS OVER £550,000

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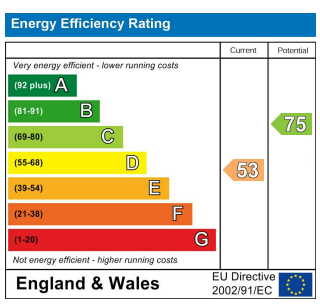
Floor Plan

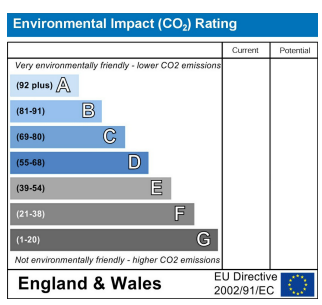


Area Map



Energy Efficiency Graph





Viewing

Please contact our Shefford Office on 01462 814087
if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

22 High Street, Shefford, Bedfordshire, SG17 5DG
Tel: 01462 814087 Email: enquiries@sheridans-estates.com https://www.sheridans-estates.com

Entrance Porch
12'9" x 7'9"
Entrance door, window to side, door to:-

Entrance Hall
Entrance door, radiator, cupboard housing fuse board, storage cupboard.

Lounge
22'10" x 12'8"
Dual aspect room with window to front and bi folding doors to garden room, two radiators, stairs leading to first floor.

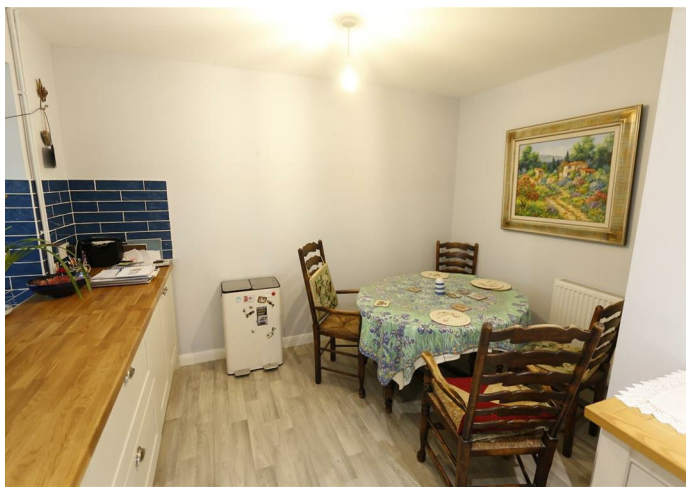
Garden Room
13'8" x 7'4"
Sliding patio door to garden, radiator, separate door to garden, door to:-

Utility Room
13'10" x 7'8"
Fitted base units with roll top work surface over, stainless steel sink unit with mixer tap, plumbing for washing machine, radiator, window to rear, personal door to garage, door to cloakroom.

Cloakroom
Suite comprising of low level w.c, wash hand basin, window to rear.

Kitchen/Diner
17'11" x 11'0"
A well fitted kitchen with a range of base and eye level units with roll top work surfaces, one and a half acrylic sink with mixer tap, integrated oven with gas hob and extractor hood over, integrated dishwasher, integrated fridge, two windows to rear.







Bedroom One
13'0" x 13'1"
Window to front, radiator.

Bedroom Two
10'9" x 9'10"
Window to side, radiator, wash hand basin in vanity unit.

Shower Room
White suite comprising of large walk in shower with fully tiled walls and wall mounted "Aqualisa" shower unit, wash hand basin in vanity unit, low level w.c, radiator, window to rear.

Landing
10'2" x 8'3"
Window to side, radiator.

Shower Room
White suite comprising of fully tiled shower cubicle with wall mounted shower, low level w.c, pedestal wash hand basin.

Bedroom Three
11'7" x 10'4"
Window to side, Velux window to rear, radiator.

Front Garden
Large, tarmac driveway providing ample off road parking for several cars.

Garage
19'4" x 11'8"
Electric roller door, personal door to rear, storage in loft space.

Rear Garden
A good sized, fully enclosed garden with paved patio area rest laid mainly to lawn, gated access to front.





