



Hudson Road, Chells, Stevenage, SG2 0ER

Geoffrey Matthew Are Delighted To Be Able To Offer For Sale This Very Spacious Two Bedroom End Of Terrace Home, Situated In A Quite Cul-De-Sac On The Very Edge Of The Popular Chells Area, Which Offers A Range Of Local Shops Close At Hand Along With A Good Selection Of Both Primary And Secondary Schools. Internally As Mentioned The Property Offers Fantastic Space Throughout Including A Dual Aspect Lounge/Diner, Fitted Kitchen, Generous And Welcoming Hallway, And Two Extremely Good Double Bedrooms. Externally The Property Benefits From A Generous Size Mature Garden, Garage To The Rear Of The House With Access From The Garden And Off Street Parking.

Price £340,000

Hudson Road, Chells, Stevenage, SG2 0ER

- END OF TERRACE HOUSE
- TWO EXTREMELY GOOD DOUBLE BEDROOMS
- FITTED KITCHEN
- WELL MAINTAINED THROUGHOUT
- GARAGE TO THE REAR
- CHELLS AREA
- DUAL ASPECT LOUNGE/DINER
- MODERN FITTED BATHROOM
- GOOD SIZE REAR GARDEN
- OFF STREET PARKING

ENTRANCE HALLWAY

With access via a UPVC door and side panel double glazed side panel window, ceramic tiled flooring double panelled radiator, coving to ceiling, inset lighting and an under stairs recess, doors to lounge and kitchen.

LOUNGE/DINER

21'9"x 10'11" (6.65x 3.33)

A dual aspect lounge/diner with UPVC French patio doors to the rear garden, and a UPVC double glazed window to the front aspect, single panel, coving to ceiling.

KITCHEN

9'4"x 8'0" (2.85x 2.45)

with a generous range of wall and base units with granite effect roll edge work tops and inset circular stainless steel sink with chrome mixer tap, integral fridge freezer, built in electric oven and halogen hob with stainless steel chimney style cooker hood, tiled splash backs and ceramic tiled floor, space for washing machine, UPVC door and window to the rear aspect, under unit lighting and inset lighting.

STAIRS TO FIRST FLOOR LANDING

with smoke alarm, access to loft space and inset lights.

BEDROOM ONE

14'0"x 9'0" (4.29x 2.76)

A very large double bedroom with a UPVC double glazed window to the front aspect, single panel radiator large storage cupboard with hanging space and shelving, additional storage cupboard which houses boiler and coving to the ceiling.

BEDROOM TWO

10'0"x 10'3" (3.05x 3.13)

Again a double bedroom with UPVC double glazed

window to the rear aspect, single panel radiator, two storage cupboards and coving to the ceiling.

BATHROOM

fitted with a modern white three piece bathroom suite comprising of a P-shape bath with electric shower over including a rainfall shower head, a close coupled WC, hand wash basin with pedestal, chrome heated towel, fully tiled walls, inset lighting, a UPVC frosted double glazed window and Oak effect laminate flooring.

REAR GARDEN

A good size mature rear garden with varying shrubs and planted borders, a large purpose built shed with power, patio, access to garage space and gated side access.

GARAGE

situated to the rear of the property and on block

FRONT ASPECT

An attractive kerb appeal with parking currently for one car (with a little adaptation this could accommodate two vehicles), walled sides and rising steps to a brick pillar supported storm porch.



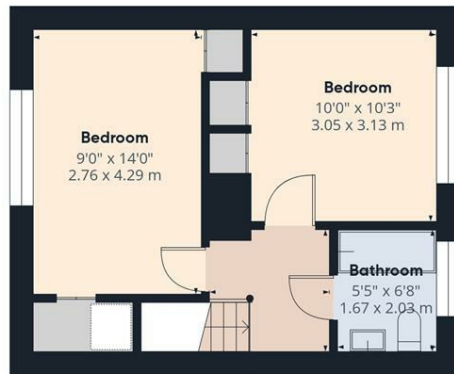




Floor Plan



Floor 0



Landing
6'6" x 6'7"
1.99 x 2.01 m

Floor 1



Approximate total area⁽¹⁾
694 ft²
64.5 m²

Reduced headroom
15 ft²
1,4 m²

(1) Excluding balconies and terraces.

Reduced headroom
..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360



Council Tax Details

Band:

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

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