



Monarch Rise, Chrysalis Park, Stevenage, SG1 4FS

This REMARKABLY PRESENTED FIVE Bedroom Semi Detached Family Home with GARAGE and DRIVEWAY built in 2011 with SOLAR PANELS (Fully owned), Situated On The Modern Development Of CHRYSALIS PARK, Which Benefits From An Excellent School Catchment Including MARTINS WOOD PRIMARY & NOBEL SECONDARY Schooling. Features Include Fitted Kitchen/Diner, Lounge Area, Downstairs WC, FIVE DOUBLE BEDROOMS, Family Bathroom, TWO EN SUITE SHOWER ROOMS, Well Presented Rear Garden, Close to Box Wood and Serpentine Park, NO ONWARD CHAIN, Viewing Highly Suggested.

£530,000

Monarch Rise, Chrysalis Park, Stevenage, SG1 4FS

- Remarkably Presented Five Bedroom Family Home with Solar Panels (Fully owned)
- Built in 2011 situated On The Modern Development Of Chrysalis Park
- Fitted Kitchen/Diner
- Downstairs W.C
- Family Bathroom and Two Ensuites
- Garage and Driveway
- Excellent School Catchment to Martinswood Primary and Noble Schools
- Lounge Area
- Five Double Bedrooms
- No Onward Chain, Viewng Highly Recommended

Entrance Hallway

Double Glazed Door to Front Aspect, Coconut Matting, Stairs to 1st Floor Landing, Understairs Cupboard.

Downstairs W.C

Low Level W.C, Tiled Splash Back, Single Panel Radiator, Double Glazed Window to Front Aspect.

Lounge Area

French Doors Opening to Rear Garden, 2 x Single Panel Radiator, Double Glazed Bay Window to Front Aspect, T.V Point.

Fitted Kitchen/Diner

Tiled Flooring, Granite Work Surfaces, LED Spot Lighting, Built in Fridge/Freezer, Electric Hob and Oven, Hotpoint Extractor Fan, Built in Bosch Dishwasher, Bult in Hotpoint Washing Machine, 2 X Double Panel Radiator, French Door Opening to Rear Garden, Double Glazed Window to Rear Aspect, Water Filter, Water Softener.

1st Floor and Landing

Double Glazed Window to Front Aspect, Smoke Alarm, Single Panel Radiator.

Bathroom

LED Spot Lighting, Tiled Splash Back, Mains Shower, Double Glazed Misted Window to Front Aspect, Wash Basin with Mixer Tap, Shaver Point, Low Level W.C, Heated Towel Rail, Extractor Fan.

Bedroom Four

Double Glazed Window to Front Aspect, Mirrored Fitted Wardrobes, Single Panel Radiator.

Bedroom Five

Single Panel Radiator, Double Glazed Window Rear Aspect, Broadband Connection, Fitted Wardrobes, Sensor Lighting, Built-in Office Furniture, including shelves, cupboards, and a desk

Bedroom One and Dressing Room

Single Panel Radiator, Double Glazed Window to Front Aspect, Fitted Wardrobes, Dressing Room - Double Glazed Window to Rear Aspect, Door to Ensuite.

Ensuite

Low Level W.C, Wash Basin with Mixer Tap, Shower Cubicle, Tiled Splash Back, Tiled Flooring, Heated Towel Rail, Double Glazed Window to Rear Aspect, Spot Lighting.

2nd Floor Landing

Door to Bedroom Two and Three, Smoke Alarm, Mega Flow Tank, Ideal ICOS Boiler.

Bedroom Two and Ensuite

Double Glazed Window to Front Aspect, Double Panel Radiator, Fitted Wardrobe. Ensuite - Shower Cubicle with Mains Shower, Tiled Splash Back, Spot Lighting, Tiled Flooring, Low Level W.C, Wash Basin with Mixer Tap, Heated Towel Rail, Shaver Point.

Bedroom Three

Double Glazed Window to Front Aspect, Fitted Wardrobe, Eve Storage, Double Panel Radiator, Loft Access.

Rear Garden

Artificial Grass, Outside Lighting, Timber Fencing, Patio Area, Outside Tap, 10 x 6 Shed.

Garage and Driveway

Metal Up and Over Door, Power and Lighting, Solar Panels Power Supply, Bosch Excel Dryer (Included)

Local Information and Property Information

Monarch Rise is situated in the Chrysalis Park area of Stevenage which is close to Box Wood (AS PICTURED) which offers excellent country walks towards Walkern and Aston

Village.

Heating System

All radiators throughout the house are fitted with Tado smart thermostats,

This setup enhances energy efficiency and can help reduce gas usage by heating only selected rooms as needed.

Solar Panels - System Overview:

This property has a 3.99 kWp solar photovoltaic (PV) system, designed and installed by Halo Energy in July, 2015. The system is designed to significantly reduce electricity costs and potentially generate income through the Feed-in Tariff (FIT) scheme.

Solar Photovoltaic (PV) System & Energy Costs

This property benefits from a 3.99 kWp solar photovoltaic (PV) system, professionally designed and installed by Halo Energy in July 2015. The system helps to reduce household electricity costs while also generating an income through the Government Feed-in Tariff (FiT) scheme.

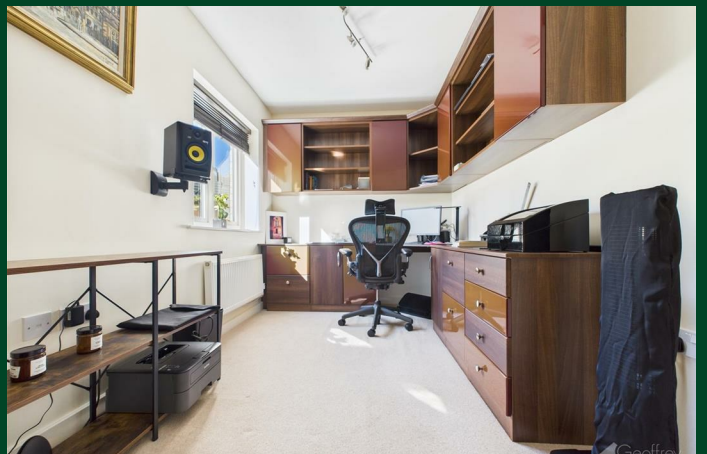
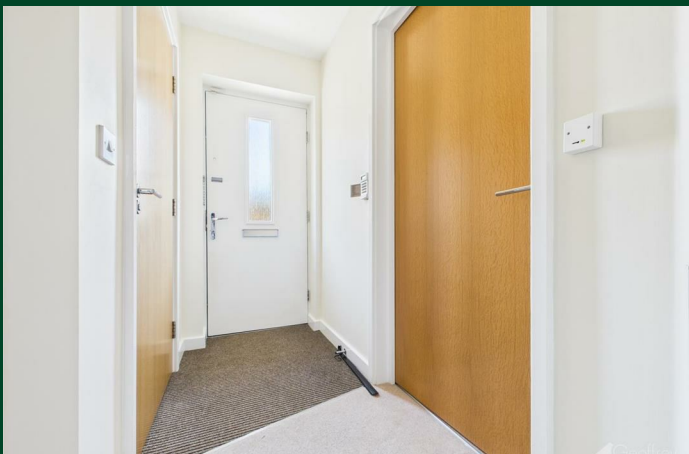
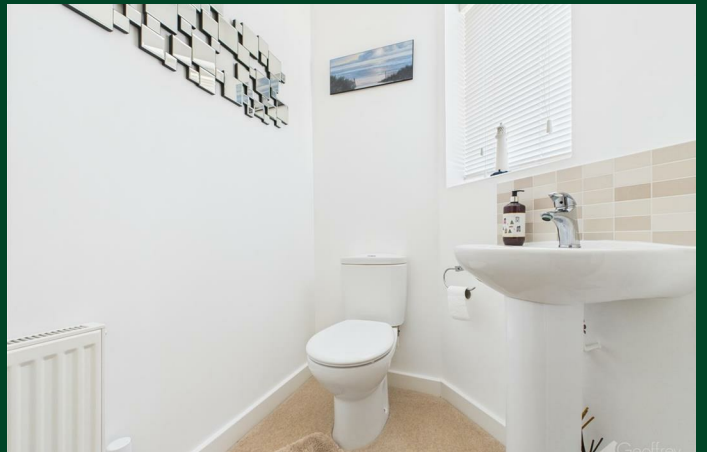
Solar PV Highlights

- 3.99 kWp solar PV system
 - Feed-in Tariff income (latest 12-month period): £804.52
 - Current Feed-in Tariff generation rate: 19.68 p/kWh
- ### Estimated Annual Energy Costs
- Electricity: £882.74 per year
 - Gas: £729.81 per year

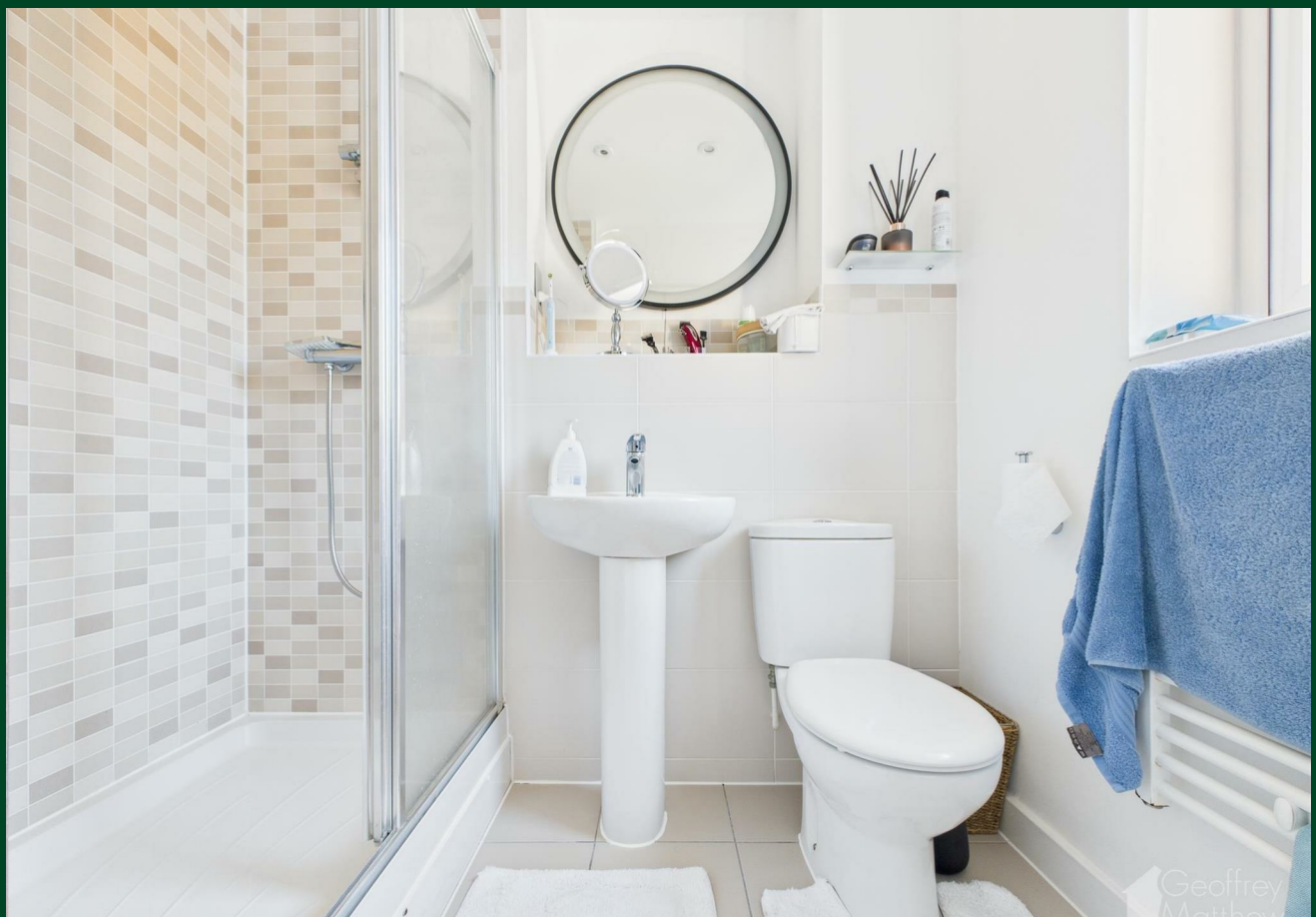
The combination of reduced electricity consumption through on-site solar generation together with the Feed-in Tariff income provides an ongoing financial benefit for the homeowner.

Security Systems

The property benefits from a professionally installed wired CCTV security system, comprising five external cameras, including one monitoring the garage. The system is connected to a central recording server, providing reliable, continuous security coverage around the property.







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			(B2 plus) A		
(81-91) B			(B1-21) B		
(69-80) C			(B9-20) C		
(55-68) D			(B5-18) D		
(39-54) E			(B0-16) 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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