



## 31 Lymington Road, Stevenage, SG1 2PE

Offers in excess of £400,000

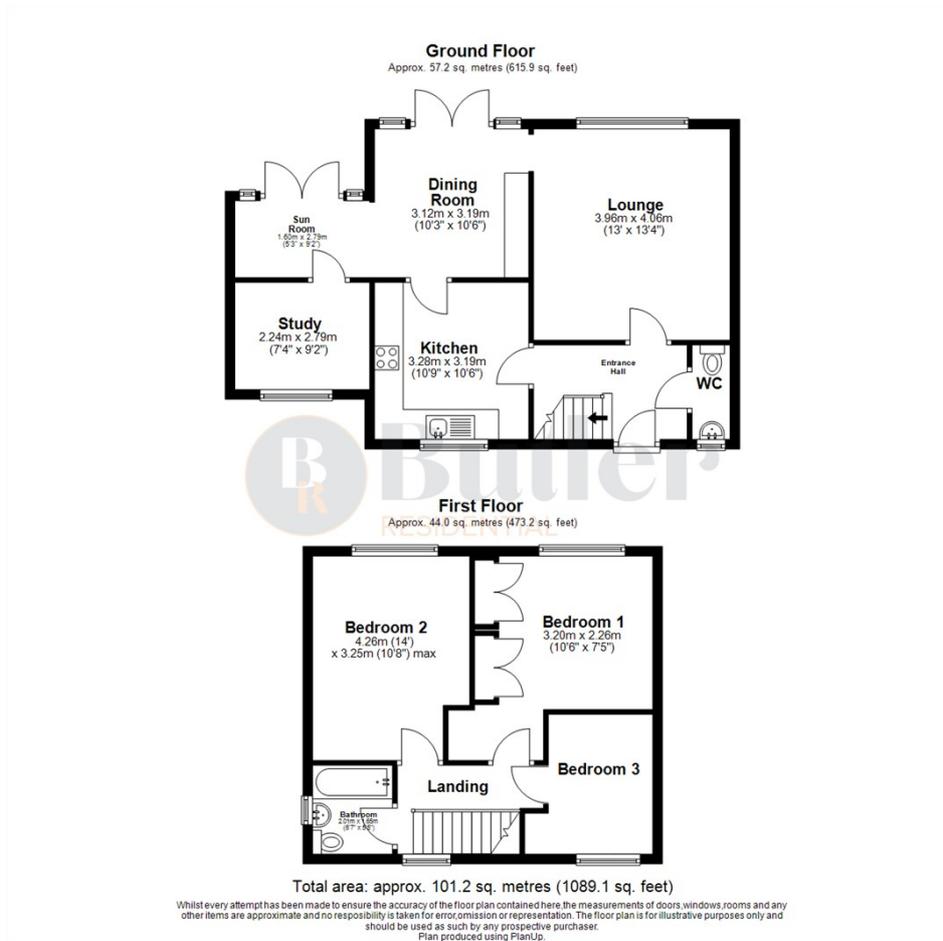
Located in Fishers Green Stevenage, is this semi-detached, three bedroom family home.

Step inside an entrance hall which offers practical space beneath the stairs for coats, shoes and bags. The lounge is a bright and welcoming room, featuring a central feature fireplace and pleasant views overlooking the garden. Leading through is the dining room, with French doors opening onto a decked patio, ideal for entertaining family and friends in the warmer months. Adjacent is an additional reception room, also benefitting from French doors to the garden, which would make an excellent playroom for those with young children. The kitchen is situated to the front of the property and provides space for a washing machine and fridge freezer. Additionally there is a study, perfect for working from home, along with a convenient downstairs W/C.

Upstairs, there are three well-proportioned bedrooms. Bedroom one benefits from built-in wardrobes, offering excellent storage. A modern three-piece family bathroom completes the living space.



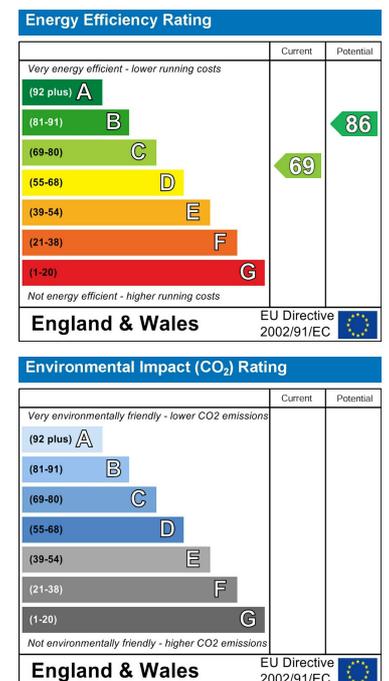
## Floor Plan



## Area Map



## Energy Efficiency Graph



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**Address:** Suite 2, First Floor, Unit B, Balbir House Norton Green Road, Stevenage, SG1 2LP

**Tel:** 01438 584400

**Email:** hello@butlerresidential.co.uk