



Kilby Road, Old Stevenage, SG1 2LU

Geoffrey Matthew Property Management are delighted to offer this spacious Two Bedroom Apartment situated within walking distance to Stevenage Town Centre and Mainline Station. With one Allocated Parking space. The property offers modern kitchen and adjacent lounge area, Two Sizable Bedrooms; the master bedroom has en-suite shower. Family Bathroom with shower over bath. Gas Central Heating. Lift Available.

Available now and viewing is recommended!

The location of this property will benefit commuters to London Kings Cross or Peterborough to the North. GSK also offer transport Coach to the site from the Town Centre. Also good road access to the M1.

A holding deposit equivalent to one weeks rent is payable to apply for this property.

£1,300 Per Calendar Month

Kilby Road, Old Stevenage, SG1 2LU



- Centrally Located Two Bedroom Apartment
- Fitted Kitchens
- Family Bathroom and Ensuite
- Situated Moments Walk to Stevenage Mainline Station, New Town and Old Town
- Lounge/Diner
- Gas Central Heating
- Allocated Parking
- Two Sized Bedrooms
- Lift Available

Entrance Hallway

Door to Front Aspect, Entry Phone

System, Laminate Flooring, Large Storage Cupboard, Meter Cupboard.

Bedroom Two

15'10" x 8'9" (4.833 x 2.666)

Double Glazed Window to Rear Aspect and Side Aspect, Broadband Connection.

Bedroom One and Ensuite

12'6" x 8'2" (3.810 x 2.495)

Single Panel Radiator, Double Glazed Window to Front Aspect, Door to Ensuite.

Ensuite - Low Level W.C, Single Panel

Radiator, Hand Basin with Tiled Splash

Back, Extractor Fan, Shaver Point, Shower

Cubicle with Mains Shower.

Bathroom

7'2" x 7'0" (2.175 x 2.125)

Single Panel Radiator, Extractor Fan, Low Radiator, Laminate Flooring.

Level W.C, Wash Basin with Tiled Splash

Back, Shaver Point, Vinyl Flooring.

Fitted Kitchen Area

11'10" x 7'10" (3.602 x 2.390)

Wall Mounted Vaillant Boiler, Gas Hob and Oven, Roll Top Work Surfaces, Stainless Steel Sink and Mixer Tap, Space for Washing Machine, Glass Blocks to separate the Lounge Area, Double Glazed Window to Front Aspect, Space for Fridge/Freezer.

Lounge and Dining Area

12'2" x 18'2" (3.702 x 5.528)

Double Glazed Window to Side Aspect,

Single Panel Radiator, Glass Block

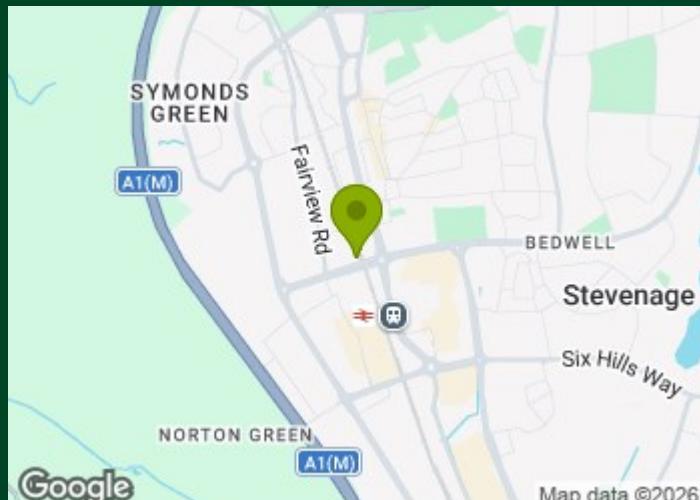
Partition, T.V Point, Double Panel

Allocated Parking

One allocated parking space situated at the rear of the property.

Lease and Local Information

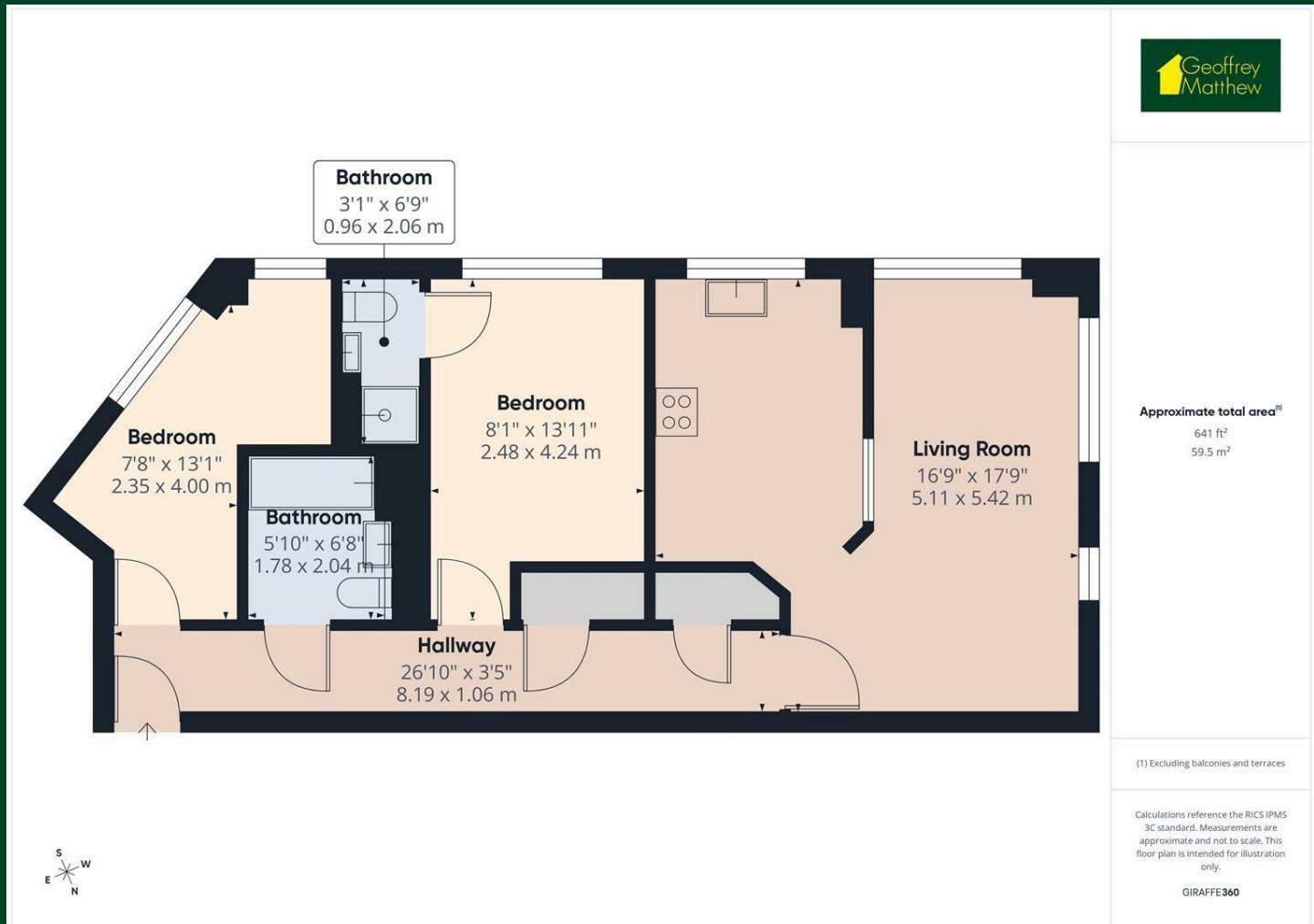
Kilby Road is a modern development which was built between 2006 and 2007 and is ideally situated within easy access of Stevenage Old Town, Mainline Station, and New Town. This property is offered on full ownership.



Directions



Floor Plan



Council Tax Details

Stevenage Band C

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.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		80	80
(70-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
EU Directive 2002/91/EC			
England & Wales			

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(70-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
EU Directive 2002/91/EC			
England & Wales			