



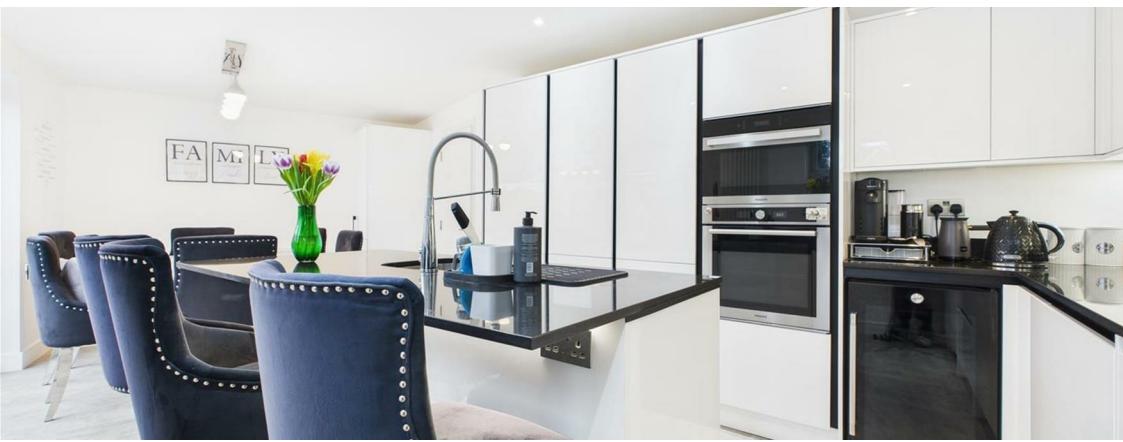
Cheviot Way, Great Ashby, Stevenage,

Guide Price £490,000

Geoffrey
Matthew

GUIDE PRICE £490,000 - £500,000 ASTONISHING FULLY MODERNISED & IDEALLY LOCATED FIVE Bedroom FAMILY HOME which has been tastefully Improved with DRIVEWAY Close OPEN COUNTRYSIDE located on the Edge of Great Ashby. Features include 22ft FITTED KITCHEN/DINER with Island, Entrance Hallway, Downstairs Cloakroom, Downstairs Bedroom/Office (Former Garage), Lounge Area, Principle Bedroom with ENSUITE, FOUR DOUBLE Bedrooms and One Single Bedroom, Family Bathroom, Delightful Low Maintenance Rear Garden, VIEWING HIGHLY SUGGESTED.





- Astonishing Fully Modernised Five Bedroom Family Home
- Driveway and Garage (Partly Converted)
- Close to Countryside Located on the Edge Of Great Ashby
- 22ft Fitted Kitchen/Diner with Island
- Downstairs Bedroom/Reception Room and Storage Room (Former Garage)
- Lounge Area
- Principle Bedroom, Ensuite and Fitted Family Bathroom
- Four Double Bedrooms and One Single Bedroom/Office
- Delightful Low Maintenance Rear Garden
- **VIEWING HIGHLY RECOMMENDED**





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**Entrance Hallway**

4'8 x 3'11 (1.42m x 1.19m)
Vinyl Flooring, Double Glazed Door to Front Aspect, Door Opening to Inner Hallway, Coved Ceiling, Double Fitted Wardrobes.

Inner Hallway

13'9 x 6'0 (4.19m x 1.83m)
Hive Heating System, Double Panel Radiator, Understairs Cupboard, Coved Ceiling, Coat Cupboard.

Downstairs Reception/Bedroom (GARAGE no building r

10'2 x 10'0 (3.10m x 3.05m)
Spot Lighting, Single Panel Radiator, Dimer Switch, Note no building regs as Garage Door remains on the front.

Storage Room

5'6 x 8'2 (1.68m x 2.49m)
Shelving Units, Power and Lighting.

Downstairs W.C

5'8 x 3'8 (1.73m x 1.12m)
Low Level W.C, Hand Basin with Tiled Splash Back, Single Panel Radiator, Vinyl Flooring, Extractor Fan.

Modern Fitted Kitchen/Diner

22'9 x 11'6 (6.93m x 3.51m)
Vinyl Flooring, Quartz Work Surfaces, 4 Ring Gas Hob, Built in Hotpoint Oven, Wine Cooler, Upstands, Central Island with LED Strip Lighting, One and Half Bowl Sink, Built in Dishwasher, Washing Machine, By Fold Doors, Built in Dishwasher and Fridge/Freezer, Double Panel Radiator, Modern Wall Mounted Radiator, Wall Mounted Boiler.

1st Floor Landing

10'3 x 3'3 (3.12m x 0.99m)
LED Spot Lighting, Coved Ceiling, Smoke Alarm, Stairs to 2nd Floor Landing.

Lounge Area

11'4 x 22'8 (3.45m x 6.91m)
Wooden Flooring, Double Glazed Window to Rear Aspect x 3, T.V Point, Coved Ceiling, Double Panel Radiator.

Principle Bedroom

11'2 x 15'10 (3.40m x 4.83m)
2 x Fitted Wardrobes, Juliet Balcony, Double Panel Radiator, Coved Ceiling, T.V Point, Double Glazed Window to Front Aspect.

Ensuite

3'11 x 11'2 (1.19m x 3.40m)
Tiled Flooring, Double Shower Cubicle, Wash Basin with Tiled Splash Back, Extractor Fan, Vanity Cupboard, Spot Lighting, Double Glazed Window to Side Aspect.

2nd Floor Landing

Bedroom Three
11'10 x 9'11 (3.61m x 3.02m)
Single Panel Radiator, Coved Ceiling, Double Glazed Window to Front Aspect,

Bedroom Two

10'9 x 13'3 (3.28m x 4.04m)
Fitted Wardrobes, Double Glazed Window to Rear Aspect, Coved Ceiling, Panelled Wall.

Bedroom Four

10'3 x 7'8 (3.12m x 2.34m)
Single Panel Radiator, Coved Ceiling, Double Glazed Window to Rear Aspect, Laminate Flooring.

Family Bathroom

6'9 x 6'7 (2.06m x 2.01m)
Low Level W.C, Bath and Mixer Tap, Mains Shower over Bath, LED Spot Lighting, Heated Towel Rail, Double Glazed Window to Side Aspect, Vinyl Flooring, LED Touch Mirror.

Bedroom Five

8'4 x 6'3 (2.54m x 1.91m)
Double Glazed Window to Front Aspect, Coved Ceiling, Single Panel Radiator.

Rear Garden

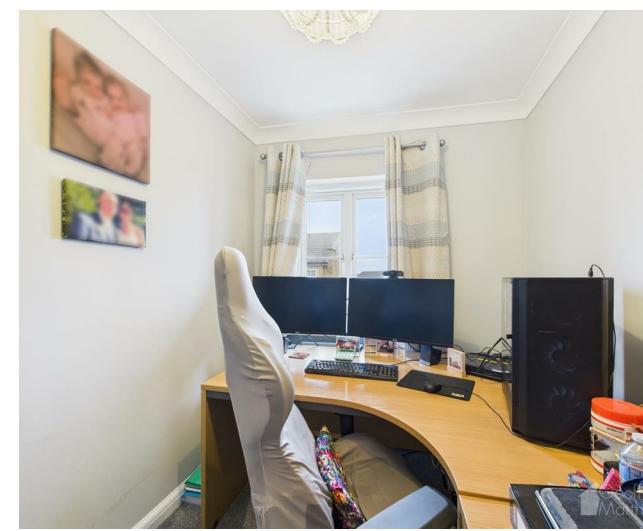
Large Patio Area, Outside Tap, Timber Fencing, Mature Trees and Shrubs, Side Gated Access.

Front Driveway

Block Paved Driveway to the Front.

Local Information

This property is situated in Great Ashby and is within easy access to rural walks, good bus links and the Neighbourhood Centre Shopping Complex.





Council Tax Details

F

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs A (92 plus)		Very environmentally friendly - lower CO ₂ emissions A (92 plus)	
B (91-91)		B (91-91)	
C (90-89)		C (90-89)	
D (89-84)		D (89-84)	
E (83-80)		E (83-80)	
F (76-70)		F (76-70)	
G (70-55)		G (70-55)	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales		EU Directive 2002/91/EC	



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