



**£1,500**  
**Shire Court**  
Stevenage, SG1 3BB



## PROPERTY SUMMARY

Welcome to this charming property located in the desirable area of Shire Court, Stevenage. This well-appointed residence boasts a generous living space of 1,044 square feet, providing ample room for comfortable living. Built in 2006, the property combines modern design with practical features.

The home comprises two inviting bedrooms, A large reception room offers a warm and welcoming atmosphere, with a balcony to the front aspect The property also includes a well-equipped bathroom, ensuring convenience for all residents.

One of the standout features of this property is the dedicated parking space for one vehicle, a valuable asset in today's busy world. The location in Stevenage offers a blend of urban convenience and suburban tranquillity, with local amenities, parks, and transport links all within easy reach.

This property presents a wonderful opportunity to own a modern home in a sought-after area. Whether you are looking to invest or find your next family home, this residence is sure to impress. Do not miss the chance to make this delightful property your own.

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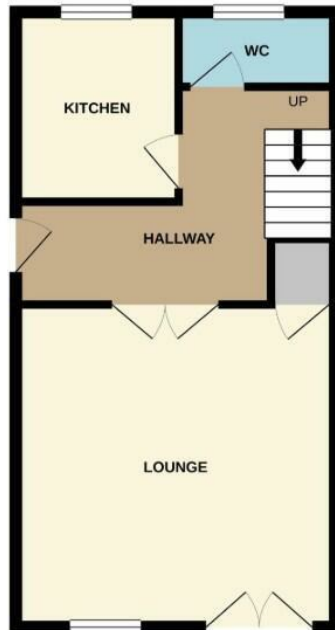








GROUND FLOOR  
422 sq.ft. (39.2 sq.m.) approx.



1ST FLOOR  
324 sq.ft. (30.1 sq.m.) approx.



**LOCAL AUTHORITY**  
Stevenage

**TENURE**

**COUNCIL TAX BAND**  
C

**VIEWINGS**  
By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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