



**£950**  
**Downlands**  
Stevenage, SG2 7BJ



## PROPERTY SUMMARY

Located in a quiet cul-de-sac location, we are thrilled to present this charming, unfurnished, semi-detached corner apartment. Boasting a spacious reception room, a cosy bedroom, and a well-maintained bathroom, this property is perfect for those seeking a comfortable and convenient living space.

One of the highlights of this lovely home is the off-street parking available for one vehicle, ensuring you never have to worry about finding a parking spot. Additionally, the property features a good-sized, low-maintenance garden, ideal for relaxing outdoors or hosting gatherings with friends and family.

The ground floor of this apartment is dedicated to a bright and airy double bedroom, providing a peaceful retreat at the end of a long day.

Don't miss out on the chance to make this delightful apartment your new home. Contact us today to arrange a viewing and experience the warmth and comfort this property has to offer in person.

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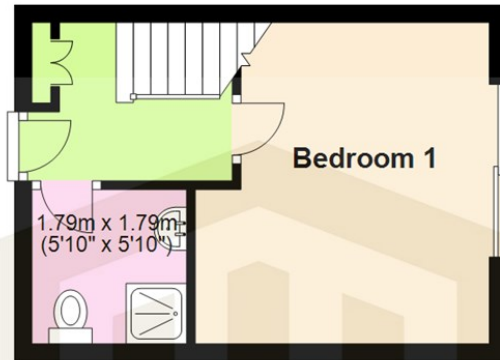






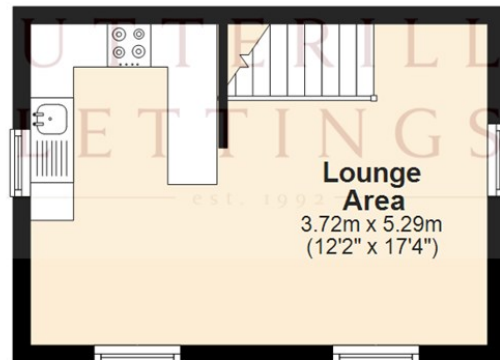
### Ground Floor

Approx. 19.3 sq. metres (207.4 sq. feet)



### First Floor

Approx. 19.7 sq. metres (211.9 sq. feet)



Total area: approx. 39.0 sq. metres (419.3 sq. feet)

Approximate measurements not to scale for room identification purposes only  
Plan produced using PlanUp.

### LOCAL AUTHORITY

Stevenage

### TENURE

### COUNCIL TAX BAND

B

### VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		90
(81-91) <b>B</b>		
(69-80) <b>C</b>	72	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
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



### OFFICE ADDRESS

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