



**Kennedy
& Foster**

32 Stoneland Avenue

Biggleswade

SG18 0EA

Guide Price £400,000

- WELL PRESENTED EXTENDED BUNGALOW
- REFURBISHED
- TWO DOUBLE BEDROOMS
- REFITTED KITCHEN & SHOWER ROOM
- CUL DE SAC LOCATION
- AMPLE PARKING AND DRIVEWAY
- GENEROUS SIZED GARDEN
- CHAIN FREE



Situated in a Cul de sac location with similar properties, this refurbished and much improved two double bedroom extended semi detached Bungalow with the benefit of a refitted kitchen and shower room, new flooring and redecorated. To compliment further is the ample parking and driveway, good sized rear garden. The bungalow is being offered CHAIN FREE. Contact Kennedy & Foster the Sole Agents to arrange your viewing.

FRONT DOOR INTO:

ENTRANCE HALL

LVT flooring, radiator, loft with light, cupboard housing consumer unit and electric meter and storage. Doors to:

LOUNGE

14' 11" x 11' 11" (4.55m x 3.63m) LVT Flooring, radiator. Arch to:

DINING ROOM

11' 03" x 11' 00" (3.43m x 3.35m) uPVC double glazed French doors leading to rear garden, radiator. Door to:

REFITTED KITCHEN

14' 02" x 9' 09" (4.32m x 2.97m) Wall, base and drawer units with Quartz work surfaces over, sink with mixer tap, built in double oven, dishwasher and space for washing machine. Space for fridge/freezer, Induction hob and extractor hood over. Cupboard housing boiler, gas meter and storage. Dual aspect uPVC double glazed window and door to side.

BEDROOM ONE

13' 01" x 12' 00" (3.99m x 3.66m) uPVC double glazed window to front, radiator.

BEDROOM TWO

11' 00" x 9' 09" (3.35m x 2.97m) uPVC double glazed bay window to front, radiator.

REFITTED SHOWER ROOM

Corner shower cubicle with rainwater shower over and hand shower attachment, vanity basin with cupboard under, low level W.C, heated towel rail, uPVC double glazed frosted window to side.

OUTSIDE

FRONT

Block paved Driveway and shingle parking, shrubs, gate leading to further hard standing.

GOOD SIZE REAR GARDEN

Block paved patio, laid to lawn, slated area, shrubs, tree, shed.



COUNCIL TAX BAND

Tax band C

TENURE

Freehold

LOCAL AUTHORITY

Central Bedfordshire Council

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OFFICE

2 Market House
Market Square
Biggleswade
Bedfordshire SG18 8AQ

T: 01767 601122

E: sales@kennedyfoster.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate 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