



Home
Exchange
available

W
LEX
AILY

6 Astonia Lodge, Pound Avenue,
Stevenage, Hertfordshire SG1 3DZ



PUTTERILLS

Pound Avenue, Old Town, Stevenage, SG1 3DZ

Prices from £357,950

THREE PLOTS REMAINING - PRICES FROM £357,950

A fantastic opportunity to acquire one of the last three Brand New two bedroom RETIREMENT apartments situated within the highly regarded desirable Astonia Lodge Development within the heart of the historic Old Town.

The apartment shown is fully furnished whilst situated on the ground floor and is finished to a particularly high standard with features including an energy efficient and economical heating system, camera entryphone system, lift to all floors, 24 Hour Careline Support System, a furnished owners' lounge and Guest Suite, residents parking, landscaped communal gardens, a Lodge Manager, fire detection equipment, intruder alarm system to each apartment and a Wellbeing Suite.

LOCATION

Stevenage comprises both the New and Old Towns and is close to the A1M. The Historic High Street in the Old Town offers a good selection of shops including a Waitrose and Tesco Express supermarket, cafés, restaurants, public houses, public library, local Schools and a bank. There are more comprehensive shopping facilities in the nearby New Town with Schools, a Leisure Complex, Theatre and Arts Centre and Stevenage mainline train station with fast regular trains to London Kings Cross (23 mins).

THE ACCOMMODATION COMPRISES

Front door opening to:

RECEPTION HALLWAY

Flat panelled radiator, dado rail, airing cupboard with hot water cylinder, meter cupboard with additional storage space and doors to:

LOUNGE / DINING ROOM

22'11" x 12'6" (6.99 x 3.80)

Measurements exclude a useful storage cupboard with double glazed door and side windows opening to a paved patio area. Door to:

KITCHEN

8'0" x 7'7" (2.45 x 2.32)

Fully fitted with a range of grey gloss base and eye level units and drawers finished with natural stone effect square edge work surfaces with an inset stainless steel sink unit. A range

of integrated appliances and double glazed window to the front elevation.

BEDROOM ONE

16'1" x 9'2" (4.91 x 2.80)

Measurements include a range of built-in wardrobes with sliding mirrored doors, radiator and double glazed window to the front elevation.

BEDROOM TWO

19'10" x 9'4" (6.04 x 2.85)

Currently dressed as a dining room with a radiator and double glazed window to the front elevation.

CLOAKROOM / WC

Fitted with a low level wc with concealed cistern with push button flush, pedestal hand wash basin and chrome heated towel rail.

SHOWER ROOM

Fitted with a white suite comprising a corner shower cubicle with fitted shower, low level wc with concealed cistern with push button flush and a vanity hand wash basin. Fully tiled walls and chrome heated towel rail.

OUTSIDE

COMMUNAL GARDENS

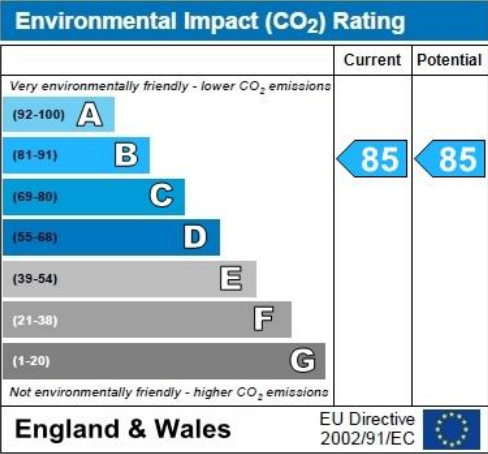
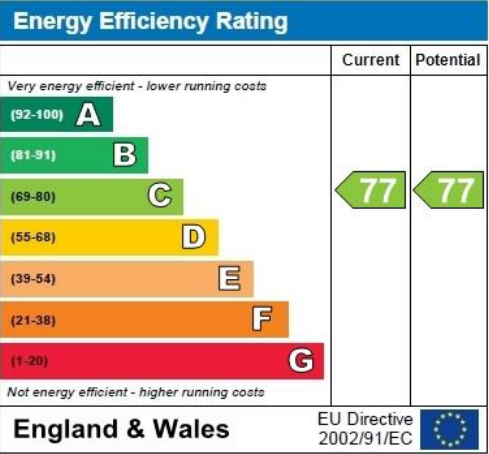
Substantial communal gardens situated to the rear of the development, laid predominantly to lawn with paved terracing.

PARKING

Residents parking spaces situated to the rear.









Telephone: 01438 316846
 oldtown@putterills.co.uk
 www.putterills.co.uk



IMPORTANT NOTICE: These particulars are for guidance only. Whilst every effort has been made to ensure the accuracy of the descriptions, plans and measurements, these are not guaranteed and they do not form part of any contract. We have not tested any of the services, equipment or fittings. No persons in this firm's employment has the authority to make or give any representation or warranty in respect of the property. Interested parties should satisfy themselves as to the conditions of any such items considered material to their prospective purchase and may wish to consult an independent advisor. It should not be assumed that any of the articles depicted in these particulars are included in the purchase price.