

An aerial photograph of a two-story red brick house with a tiled roof. The house features a central courtyard with a blue door and a skylight. To the left is a garage with a dark door, and a silver car is parked in the driveway. To the right is a blue garage door and a wooden fence. The background shows other houses and a green field under a blue sky with light clouds.

HARVEY ROBINSON

Guide Price

£825,000

9 Jemmett Grove

Biggleswade, SG18 0QE

We are delighted to offer for sale with no onward chain this five double bedroom executive detached family home, located at the bottom of a cul-de-sac. Constructed by Bellway Homes in 2018 to The Stanbridge design, the expansive and high specification internal living space has been extended and improved by the current owners. In brief the accommodation consists of a newly added entrance porch leading into the open entrance hall which takes centre stage flowing into a large kitchen space, with a utility room off, leading into the family/dining room complete with bi-fold doors opening to the rear garden. A separate cosy lounge to the front with panelled walls provides a sanctuary in the evenings. The study and double garage was converted providing a 27ft in length play room and cinema room. A cloakroom completes the downstairs living space. Five double bedrooms, two with ensuite facilities, a dressing room and air conditioning to bedroom one, and a four-piece bathroom suite, can be found occupying the first floor, leading off from the light and spacious galleried landing. Off road parking for several vehicles is found to the front, with a courtyard area and timber storage shed, leading through to the large enclosed sunny south-facing extensively landscaped garden. Located in an enviable position on the edge of the development, it enjoys open countryside views. This large property would make for an ideal family home with schooling - both Primary and Secondary - located nearby as well as local amenities a short distance away. Biggleswade Town is located just over 1 mile away with various shops, bars and restaurants to choose from with further big-brand shopping located at the Retail Park to include Marks and Spencer, on the outskirts of the town. The mainline train station provides access into London Kings Cross and St Pancras within 40 minutes making it ideal for the commuter. The accommodation on offer and the rarely available location of this property does not disappoint. Viewings come highly recommended and can be arranged by contacting our Biggleswade estate agent offices.

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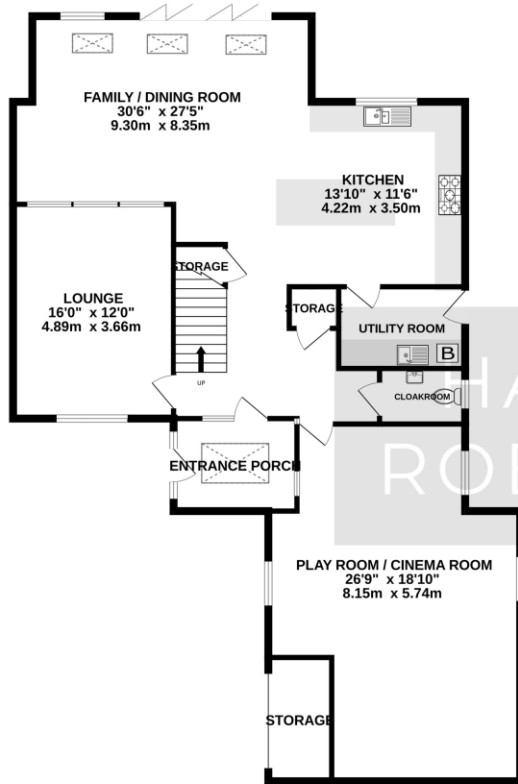


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GROUND FLOOR
1466 sq.ft. (136.2 sq.m.) approx.



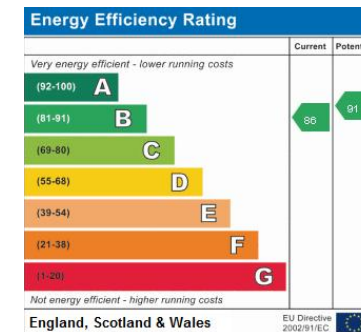
1ST FLOOR
1304 sq.ft. (121.1 sq.m.) approx.



TOTAL FLOOR AREA : 2770 sq.ft. (257.3 sq.m.) approx.
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FAQs

Property Tenure: Freehold
 Property Constructed: 2018
 Council Tax Band: G
 Management Estate Charge: Approx. £190.00 P/A
 Rear Garden Aspect: South
 Water Meter: Yes
 Gas Central Heating: Central heating, with the addition of air-conditioning
 EPC Rating: B
 Lower School Catchment: St Andrew's East
 Middle School Catchment: Edward Peake
 Upper School Catchment: Stratton Upper
 Loft Boarded: Yes - Two Lofts. One boarded, one not (bedroom)
 Lights to main loft with retractable ladder.
 What3Words Location: ///quicker.applauded.cheerful
 Postcode for SatNav: SG18 0QE



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

HARVEY ROBINSON

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