



60A Melbourn Road, Royston
Royston

Guide Price **£500,000**





60A Melbourn Road

Royston, Royston

A rarely available 2-bedroom detached bungalow in Royston, with a kitchen/diner, a lounge, a modern bathroom, a landscaped garden with a summerhouse, and a driveway.

- Detached Bungalow
- Two Double Bedrooms
- Open Plan Kitchen/Dining Room
- Beautiful Bathroom
- Living Room
- Summer House
- Landscaped Rear Garden
- Driveway Parking
- Walking Distance To The Station & Town Centre
- Move Straight In

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Property Insight

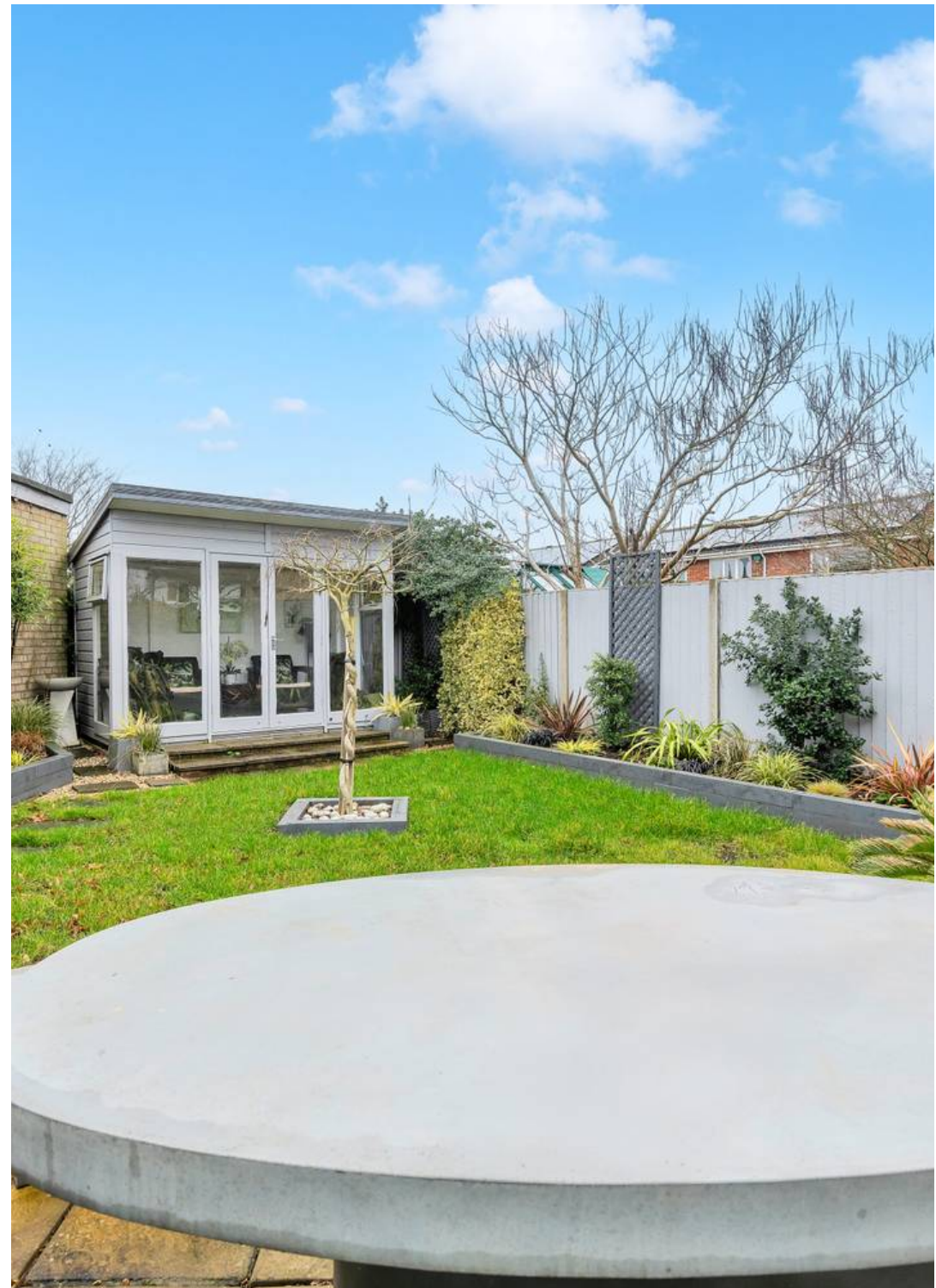
A rarely available 2-bedroom detached bungalow in the highly desirable town of Royston. This beautifully presented property is within walking distance of the town centre and station and offers a fantastic kitchen/dining room, a lounge with a bay window, 2 well-proportioned bedrooms, a modern family bathroom, a generous landscaped garden with a summerhouse, and a driveway. This lovely bungalow enjoys a pleasant and tidy frontage, with well-maintained borders, beds and hedgerows, plenty of space for potted plants, and gated side access to the rear. Upon stepping inside, the entrance hallway is bright, wide and welcoming, with beautiful parquet wood flooring, pendant lighting, integrated storage, and doors through to the entire living space.

The kitchen/dining room is very generously sized, benefiting from windows and bi-fold doors to a triple aspect, a range of base and wall units, composite worktops, a breakfast bar, a feature fireplace with a wood-burning stove, tiled flooring, pendant and under-counter lighting, an integrated oven, hob and dishwasher, and space for other small kitchen appliances.

The lounge is an exceptionally well-presented room, enjoying windows to a dual aspect, parquet wood flooring, a feature fireplace, pendant lighting, and ample space for a variety of lounge and storage furniture.

Through to the sleeping quarters, this lovely home offers 2 well-proportioned bedrooms and a family bathroom, comprising a shower, a bath, a WC and a hand wash basin.

Outside, to the rear, the landscaped garden is an excellent size, fully enclosed by fencing and hedgerows and offering a lovely spot to sit and enjoy nature. The garden is laid mainly to lawn with paved patio areas, providing space for garden furniture, enjoying family meals and entertaining guests. There are well-established borders and beds of plants and shrubs, access to a summerhouse, and scope for new owners to put their own touches on things.





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Council Tax band: E

Tenure: Freehold

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Ground Floor

Main area: approx. 83.6 sq. metres (899.8 sq. feet)
Plus outbuildings, approx. 5.4 sq. metres (58.5 sq. feet)



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Ensum Brown

Ensum Brown Estate Agents, 42 High Street, Royston – SG8 9AG

01763 750000

royston@ensumbrown.com

<http://ensumbrown.com>

