

Poplar Drive

Royston,
Hertfordshire, SG8 7ER

OIEO £585,000

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We are delighted to bring to the market this spacious semi-detached family home, situated on the popular Poplar Drive in Royston.

Offering generous and versatile accommodation throughout, this impressive home is perfectly suited to modern family living. With multiple reception rooms, there is flexibility to create dedicated spaces for entertaining, relaxing, or working from home, allowing the property to adapt to a variety of lifestyles.

Upstairs, all of the bedrooms are well-proportioned doubles, served by a stylish four-piece family bathroom. The ground floor also benefits from a convenient WC and a spacious utility room, adding to the practicality of the home.

A standout feature is the superb sunroom, which spans the width of the rear of the property and provides a wonderful space to enjoy views of, and direct access to, the generous rear garden. Outside, there is a versatile outbuilding, currently used as a music studio, offering excellent potential as a home office, gym or hobby room. The garage is another valuable addition, complete with an inspection pit for motoring enthusiasts.

This exceptional family home offers space, flexibility and fantastic outdoor amenities, making it an ideal choice for growing families. Early viewing is highly recommended to fully appreciate everything this wonderful property has to offer.

(All purchasers must complete an AML and financial sanctions check once a sale is agreed (subject to contract). The check is carried out by our third-party provider at a cost of £60 including VAT per property, payable by the applicant(s).)

- Three/Four Bedrooms
- Three/Four Reception Rooms
- Kitchen/Breakfast Room
- Utility Room
- Popular Residential Location
- Close to ‘Outstanding’ Primary School
- Garage with Inspection Pit
- Large Plot
- Freehold
- EPC D

























Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2

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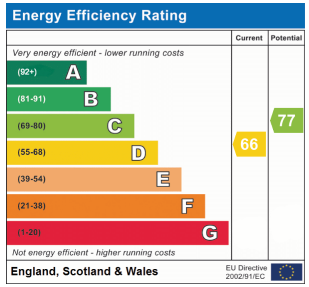
Approximate total area(1)

1854 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given and that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure

Viewing by appointment only

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