



HUNTERS[®]
HERE TO GET *you* THERE

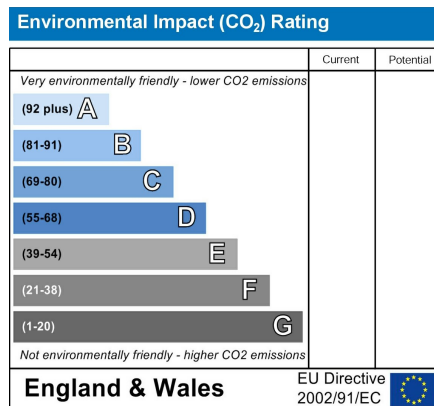
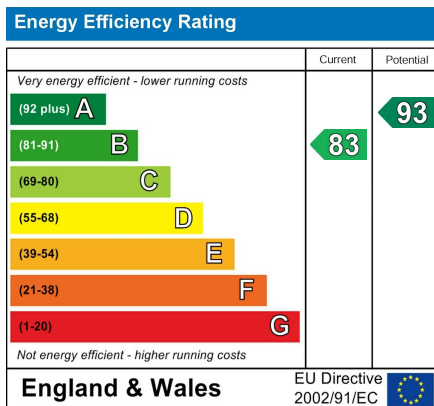
3 Aldridge Way, Buntingford, SG9 9FX

3 Aldridge Way, Buntingford, SG9 9FX

Price £630,000

Beautifully styled four bedroom detached home situated in a prime location on the Knights Walk development in Buntingford. Dual aspect sitting room, triple aspect kitchen / diner letting in ample light all throughout the day. The property benefits from a garage, driveway, ensuite to master bedroom, utility area and a large cabin in the garden already powered, insulated and set up with WIFI. The current owners have transformed the garden in to a truly wonderful outside space which can only be described as an oasis paradise with a koi carp pond and many mature shrubs making it a quiet and secluded space.

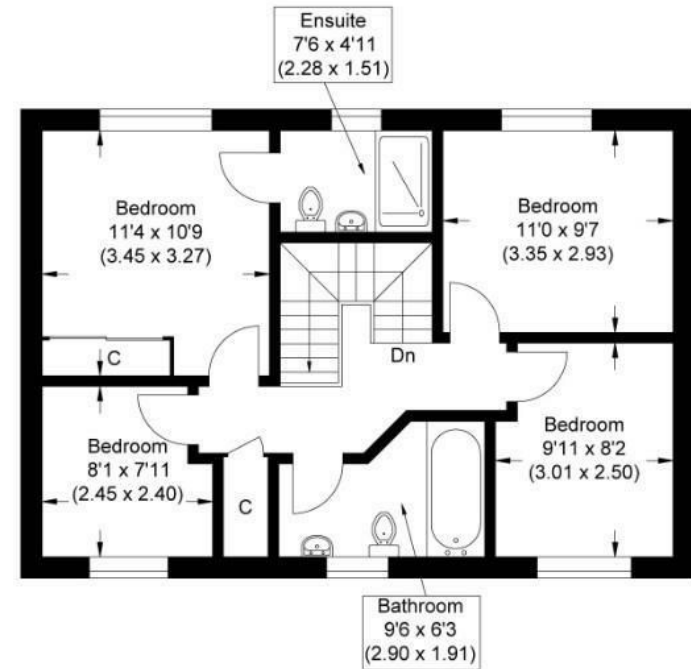
- Beautifully styled four bedroom detached home
- Fully insulated cabin / office with power and wifi
- Utility area off the kitchen / diner
- Garage plus driveway
- Oasis paradise garden with koi carp pond
- Fully integrated kitchen
- Ensuite to master bedroom
- Prime spot on the development



Hunters Buntingford 34 High Street, Buntingford, SG9 9AQ | 01763 272391
buntingford@hunters.com | www.hunters.com



Ground Floor



First Floor

Approximate Gross Internal Area
109.12 sq m / 1174.55 sq ft
(Excludes Garage & Outbuilding)
Garage Area 13.68 sq m / 147.25 sq ft
Outbuilding Area 6.65 sq m / 71.58 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

Entrance

Timber and glazed front door. Security lamps.

Entrance Hall

Amtico flooring. Radiator. Large storage cupboard housing consumer board. Door to lounge and stable door to kitchen diner. Turning stairs to first floor.

Cloakroom

6'4" x 3'10"

Pedestal wash hand basin. Low level flush w/c. Radiator. Inset ceiling lights. Extractor fan. Tiled floor.

Reception Room

19'8" x 10'5"

Box bay window to front aspect. Patio doors leading to the garden. Amtico flooring. Two radiators.

Kitchen/Dining Room

19'8" x 18'1"

Dining area: Box bay window to front aspect. Window to side aspect. Radiator.

Kitchen area: Window to rear aspect. Radiator. Range of cream gloss wall and base level units with timber effect countertops. Tiled splash backs. Stainless steel one and a half sink and drainer. Integrated dishwasher, fridge /freezer, oven and 4 ring gas hob with extractor over.

Inset ceiling lights. Extractor fan. Houses boiler. Tiled floor.

Utility

Range of matching cream gloss wall and base units with timber effect countertop over. Integrated washing machine. Timber and glazed door leading to the garden.

First Floor

Galleried Landing

Galleried landing with loft access. Deep airing cupboard with shelving and hot water cylinder. Radiator.

Bedroom One

11'3" x 10'8"

Fitted wardrobes. Radiator. Window to rear aspect. Door to:

En-Suite

7'5" x 4'11"

Double length shower cubicle. Pedestal wash hand basin. Low level flush w/c. Chrome ladder style radiator. Extractor fan. Obscure window to rear aspect. Medicine cabinet. Tiled floor. Inset ceiling lights.

Bedroom Two

10'11" x 9'7"

Window to rear aspect. Radiator.

Bedroom Three

9'10" x 8'2"

Window to front aspect. Radiator.

Bedroom Four

8'0" x 7'10"

Window to front aspect. Radiator.

Bathroom

Comprising of panel bath with shower over and glass shower screen. Tiled splash backs. Pedestal wash hand basin with tiled splash backs. Low level flush w/c. Obscure window to front aspect. Medicine cabinet. Chrome ladder style radiator. Tiled floor. Inset ceiling lights. Extractor fan.

Outside

Front

Front garden with mature well maintained shrubs and a path leading to the front door.

Driveway

Driveway for one vehicle leading to garage.

Driveway and Garage

17'0" x 8'7"

Up and over door and eaves storage.

Rear

Garden

Truly magical oasis of a garden. Patio seating areas with a selection of mature plants and a raised koi carp pond with waterfall. Outside tap. Outside power. Outside lights,

Garden Office

9'3" x 7'8"

Fully insulated cabin with downlighters and security lights externally, power, lights and electric radiator. Double glazed. Timber flooring. Double patio doors leading to garden and side window.

Agents Note

Ideal Logic Heat 15 gas condensing boiler serviced annually.
Loft partially boarded with light. (no ladder)
Sky fibre.









