



abel
OF HERTFORD
Sales & Lettings

Villiers Street, Hertford, SG13
Guide Price £750,000



Villiers Street, Hertford, SG13 7BW

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DESCRIPTION

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Having enjoyed its current family for the past 10 years, it has been well looked after and thoughtfully upgraded throughout, including a recent rear extension to grow the kitchen into a wonderful kitchen/family room, teamed with bifold doors spanning the whole of the rear wall which captures the garden beautifully.

There is a lounge to the front, hosting a handsome fireplace and sash window. The utility room is fully equipped with the space every family needs. There is also a ground floor w/c.

To the lower ground floor there is a large family room, with windows to the front and a large light well looking up to the kitchen. From this room, there is a separate entrance from the steps to the front of the house, which would suit anyone requiring an annex or home office which can be made independent with just a minor change.

To the first floor, there are three great sized bedrooms, all of which can be classed as double rooms and a family bathroom. Mixing the old and the new is the epitome of perfection in this home.

ACCOMODATION

GROUND FLOOR

ENTRANCE HALL

RECEPTION ROOM

12' 3" x 12' 3" (3.75m x 3.74m)

KITCHEN/FAMILY ROOM

19' 7" x 15' 4" (5.99m x 4.69m)

UTILITY ROOM

6' 2" x 5' 3" (1.9m x 1.62m)

CLOAKROOM/WC

LOWER GROUND FLOOR

RECEPTION ROOM

22' 8" x 15' 7" (6.92m x 4.75m)

CLOAKROOM/WC

FIRST FLOOR

BEDROOM 1

16' 3" x 12' 11" (4.97m x 3.96m)

BEDROOM 2

13' 2" x 9' 0" (4.03m x 2.76m)

BEDROOM 3

10' 3" x 8' 0" (3.13m x 2.44m)

FAMILY BATHROOM

10' 2" x 5' 6" (3.1m x 1.68m)

OUTSIDE

REAR GARDEN

42' 7" (13m)

RESIDENTS PERMIT PARKING

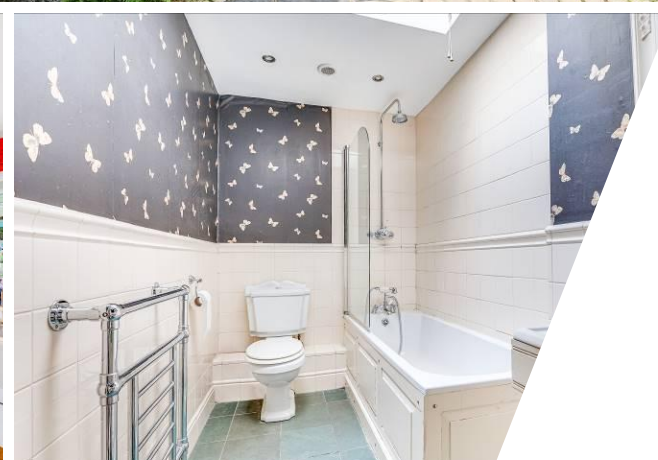




Abel
Villiers Street

Approximate Gross Internal Floor Area : 144.20 sq m / 1552.15 sq ft
 Illustration for identification purposes only, measurements are approximate, not to scale.





Get in touch

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