

Jonathan Hunt

ESTATE AGENCY

20 High Street Ware SG12 9BX

Tel: 01920 411090

8 High Street Buntingford SG9 9AG

Tel: 01763 272727

info@jonathan-hunt.co.uk

www.jonathanhunt.co.uk



6 Owles Lane, Buntingford, SG9 9JA

Price Guide £845,000

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A Detached Home on a large plot, circa 0.3 acre— Versatile Living in a Tranquil Setting

Tucked away in a peaceful and well-regarded part of town, this beautifully extended four-bedroom detached property offers spacious and highly adaptable accommodation, ideally suited to families or multi-generational living.

The ground floor presents an array of well-proportioned rooms, including two generous double bedrooms and five reception areas. These comprise a bright and welcoming lounge with garden views, a formal dining room, cosy snug, versatile family room, and a dedicated study—providing ample flexibility for work, leisure, or entertaining. A contemporary kitchen/breakfast room, complemented by a practical utility area, enhances the home's day-to-day functionality.

To the rear, the large south-facing garden is a true highlight—an unexpectedly private and sun-filled oasis just moments from town. Thoughtfully landscaped with mature planting, secluded seating areas, and a productive kitchen garden, it's a serene outdoor haven for relaxing, socialising, or secure children's play. A substantial driveway provides generous off-street parking. Positioned close to open countryside and scenic walking trails, this property perfectly balances space, privacy and convenience—offering a lifestyle that's both enriching and practical.



ENTRANCE HALL

BEDROOM ONE 14'11" x 10'7" (4.56 x 3.24)

BEDROOM THREE 15'1" x 9'9" (4.6 x 2.99)

STUDY 10'7" x 9'4" (3.23 x 2.87)

DINNING ROOM 16'0" x 7'6" (4.9 x 2.29)

SNUG 14'11" x 7'8" (4.55 x 2.36)

LOUNGE 15'7" x 11'3" (4.76 x 3.43)

BATHROOM 9'2" x 8'9" (2.81 x 2.69)

KITCHEN BREAKFAST ROOM 11'10" x 8'9" (3.61 x 2.67)

UTILITY ROOM 9'0" x 8'8" (2.76 x 2.65)

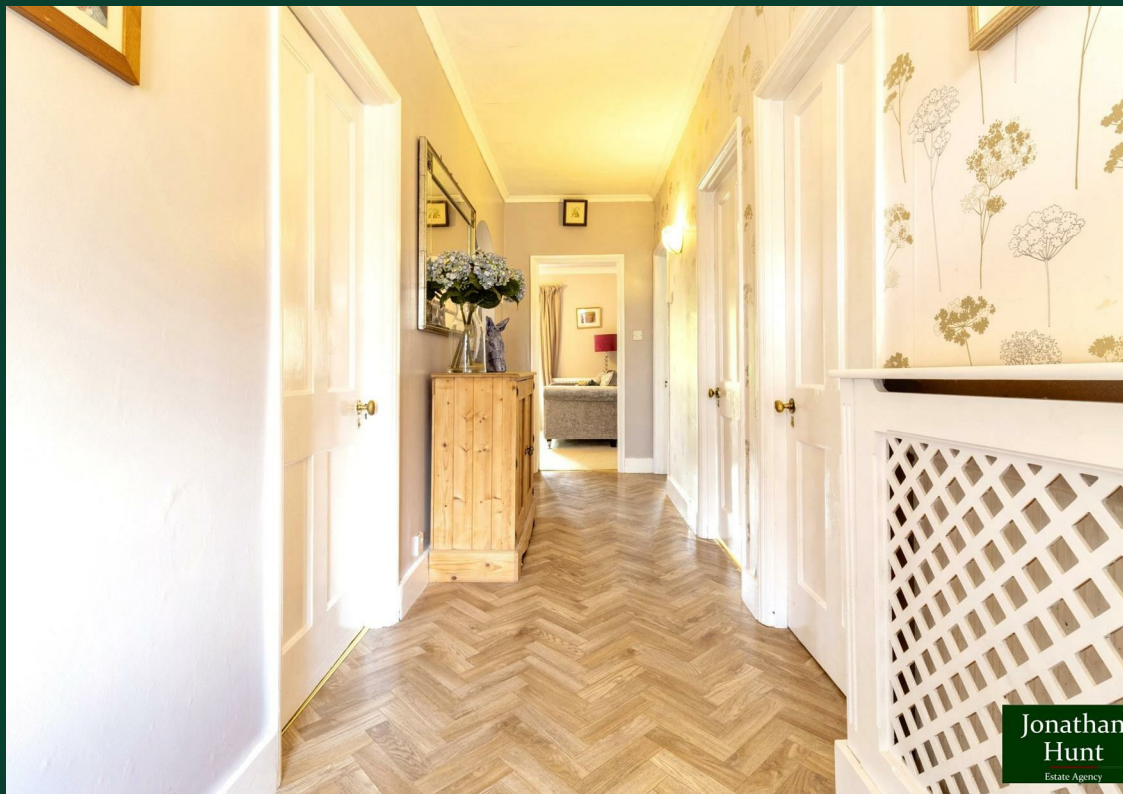
KITCHEN 21'1" x 9'6" (6.45 x 2.91)

FIRST FLOOR

BEDROOM TWO 15'8" x 12'0" (4.79 x 3.68)

BEDROOM FOUR 15'7" x 6'11" (4.76 x 2.11)

SHOWER ROOM 6'5" x 5'4" (1.98 x 1.63)



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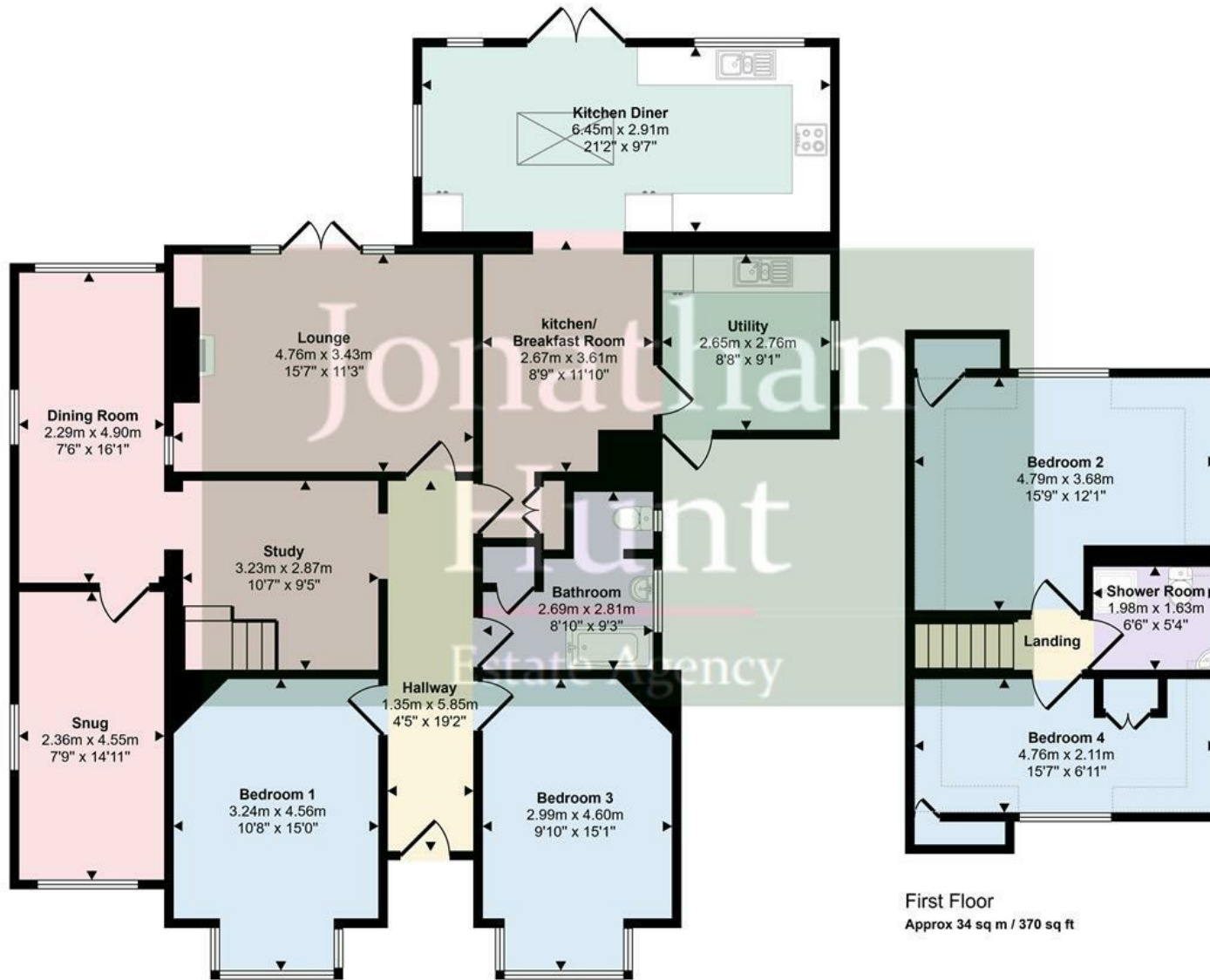
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Approx Gross Internal Area
169 sq m / 1818 sq ft

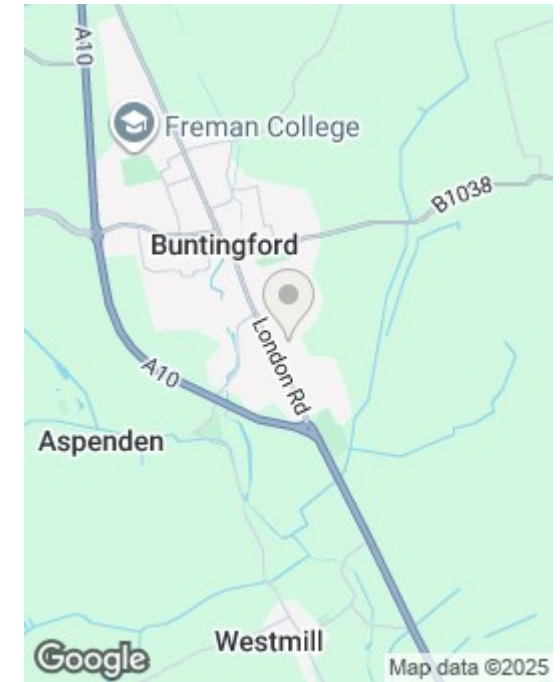


Ground Floor
Approx 135 sq m / 1448 sq ft

Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

First Floor
Approx 34 sq m / 370 sq ft



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	