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14 Bishop Way, Buntingford, SG9 9SL

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Asking Price £850,000

A beautifully maintained Redrow Balmoral-style detached 4-bedroom home with double garage, set on a sought-after development in the charming market town of Buntingford. This turn-key property features an east-facing garden, three reception rooms—including a study, dual-aspect sitting room with a cosy fireplace, and a spacious kitchen/diner that opens to the garden.

The home offers two en-suite bedrooms, Porcelanosa tiling throughout most of the ground floor, and stylish shutters on most windows. Outside, a long driveway provides parking for 4+ vehicles, alongside a double garage with an up-and-over door. With a lovely flow and high-quality finishes throughout, this is a standout family home in a desirable location.

- Redrow Balmoral-style detached 4-bedroom home in a sought-after Buntingford development
- Three reception rooms including a study, dual-aspect sitting room, and kitchen/diner
- Cosy fireplace in the sitting room adds warmth and character
- Shutters fitted to most windows for style and privacy
- Driveway parking for 4+ vehicles plus a double garage with up-and-over door
- Turn-key condition – incredibly well maintained and ready to move into
- Spacious kitchen/diner opens directly onto the east-facing garden – ideal for entertaining
- En-suites to both bedroom one and two for added convenience
- Porcelanosa tiles throughout much of the ground floor for a premium finish
- Located in the popular market town of Buntingford, close to amenities and countryside

Approximate Gross Internal Area
168.44 sq m / 1813.07 sq ft

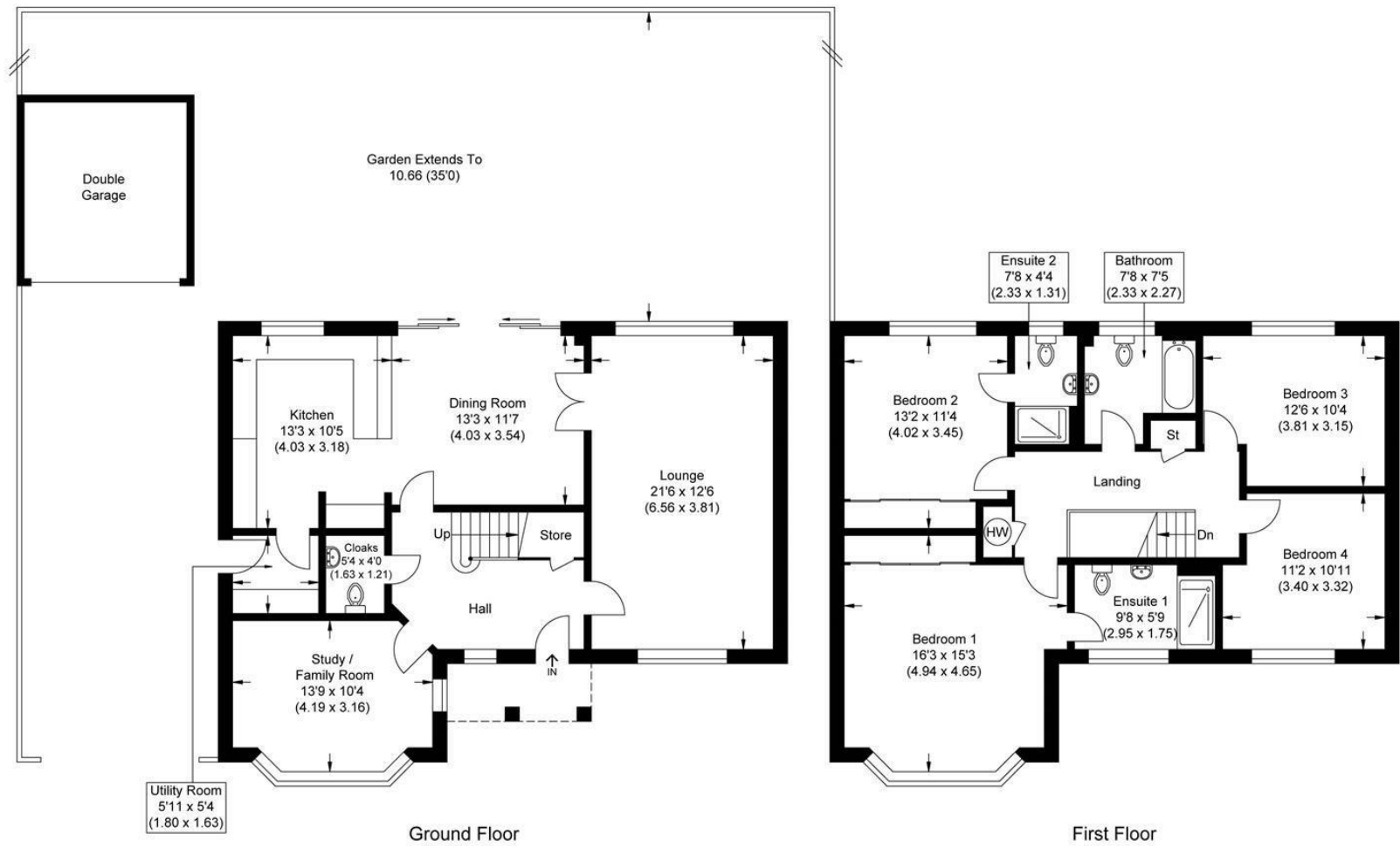


Illustration for identification purposes only, measurements are approximate, not to scale.

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, iWEstates 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.

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		93	(92 plus) A		
(81-91) B	85		(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			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

Entrance

Canopy porch. Security lamp. uPVC and glazed front door to:

Entrance Hall

Radiator. Understairs storage cupboard. Stairs to first floor. Window with shutters to front aspect. Tiled floor. Doors to:

Study

Bay window with shutters to front aspect, window to side aspect with shutters. Tiled floor. Radiator.

WC

Low level flush w/c. Wash hand basin. Radiator. Extractor fan. Inset ceiling lights.

Sitting Room

Dual aspect to front and rear aspect. Shutters on all windows. Electric fireplace with surround. Two radiators. Double doors to kitchen/diner.

Kitchen / Diner

Kitchen: Fitted with a range of gloss white wall and base level units with complementary countertop over. Inset stainless steel double sink. Two integrated fridge/freezers, dishwasher and two electric ovens. Built in 6-ring gas hob with extractor hood over and stainless steel splash back. Inset ceiling lights. Window to rear aspect. Tiled floor. Door to utility room.

Diner: Patio doors to garden. Radiator. Inset ceiling lights. Tiled floor. Double doors to sitting room.

Utility Room

Fitted with base level unit with complementary countertop. Inset stainless steel single sink. Space for washing machine and tumble dryer. Houses consumer unit and boiler. Door to driveway.

First Floor**Galleried Landing**

Storage cupboard. Cupboard housing hot water cylinder. Access to loft. Radiator. Doors to:

Bedroom One

Bay window with shutters to front aspect. Fitted wall to wall mirror fronted wardrobes. Radiator. Door to:

En Suite Shower

Walk-in shower cubicle with hand held and drench head shower. Low level flush w/c. Wash hand basin. Chrome ladder style radiator. Extractor fan. Inset ceiling lights. Tiled floor. Obscure window to front aspect with waterproof shutters

Bedroom Two

Wall to wall wardrobes. Radiator. Window to garden aspect. Door to:

En Suite Shower

Double shower cubicle. Low level flush w/c. Wash hand basin. extract fan. Inset ceiling lights. Tiled floor. Obscure window to rear aspect.

Bedroom Three

Window to rear aspect. Radiator.

Bedroom Four

One double wardrobe and two single wardrobes with shelving. Window to front aspect with shutters. Radiator.

Bathroom

Panel bath with shower over. Wash hand basin. Low level flush w/c. Inset ceiling lights. Extractor fan. Tiled floor. Obscure window to rear aspect.

Outside**Front**

Landscaped front garden framed with low level hedging. Path to front.

Driveway and Garage

Driveway to side of the property to fit 4+ vehicles. Double garage, up and over door, with eaves storage and power. Gate to rear garden.

Rear Garden

East facing rear garden. Patio area to the house. Large lawn area framed with raised beds. Gate to driveway. Outside tap. Outside power sockets. Outside lights.

Agents Notes

* Annual service charge £350 p.a. approximately.

* Alarm system









