



The Wick, Hertford, SG14 3HW

Welcome to The Wick, Hertford

Situated in the ever-popular village of Bengeo, this rarely available three-bedroom end-of-terrace family home offers bright, spacious, and well-presented living accommodation throughout. The ground floor features a large through lounge, seamlessly leading into a charming conservatory that floods the space with natural light. The modern kitchen is fitted with built-in appliances, and a convenient downstairs cloakroom adds to the practicality of the home. Upstairs, there are three generously sized bedrooms, all well-proportioned, along with a stylish family bathroom. Externally, the property benefits from off-street parking for up to three vehicles, a private and secluded rear garden with side access and a garage. en-bloc. Ideally located of Bengeo Primary School and local parks, this is the perfect family home. Hertford town centre, with its array of shops, restaurants, and amenities is easily accessible as is Hertford North railway station for convenient commuter links. Additional features include double glazing and central heating, ensuring year-round comfort. Early viewing is highly recommended to fully appreciate all that this fantastic home has to offer.



-Accommodation Overview-

Entrance Hall:

Stairs to first floor, door to downstairs cloakroom, storage cupboard.

Downstairs Cloakroom:

Wash hand basin, WC, obscure double-glazed window to side aspect.

Lounge:

24' 1" x 12' 2" (7.34m x 3.71m)

Through Lounge - Double glazed window to front aspect, double French doors leading to conservatory, electric fireplace, two radiators.

Conservatory:

12' 4" max x 8' 9" max (3.76m max x 2.67m max)

Double glazed windows to rear and side aspect and double-glazed doors leading to rear garden, ceiling fan.

Kitchen:

9' 3" x 7' 7" (2.82m x 2.31m)

Fitted wall and base units with work surface over, single bowl sink unit with mixer tap over, electric hob with oven beneath and extractor canopy over, tiled splash back, integrated fridge freezer, space for washing machine, double glazed window to rear aspect.

-First Floor Landing-

Loft access (boarded & insulated) storage cupboard.

Bedroom One:

12' 2" x 11' 1" excluding wardrobes (3.71m x 3.38m excluding wardrobes)

Double glazed window to front aspect, built in wardrobe, radiator.

Bedroom Two:

12' 8" excluding wardrobe x 12' 5" (3.86m excluding wardrobe x 3.78m)

Double glazed window to rear aspect, fitted wardrobe, radiator.

Bedroom Three:

8' 2" x 6' 6" (2.49m x 1.98m)

Double glazed window to front aspect, radiator.

Bathroom:

Three-piece suite composing of freestanding bath with twin taps and shower over, WC, wash hand basin with storage cupboard beneath, obscure double-glazed window.

-Exterior-

Rear Garden:

A low maintenance rear garden being paved throughout, side access.

Driveway:

Off street parking for two cars to front of the property.



Welcome to

The Wick, Hertford

- Driveway To Front
- Sought After BENGEO Location
- Nestled In A Quiet Position
- Conservatory Leading Out To Garden
- Garage - En – Bloc
- Low Maintenance Rear Garden
- Spacious Through Lounge
- Fitted Kitchen

Tenure: Freehold EPC Rating: C



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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