



The Drive, Hertford, SG14 3DE

A Rarely Available and Beautifully Extended Three Double Bedroom Detached Family Home on One of Bengeo's Most Sought-After Roads. Nestled in a quiet and highly desirable residential location in the charming village of Bengeo, this extended three double bedroom detached family home offers a rare opportunity to secure a substantial property brimming with potential. While in need of modernisation throughout, the home benefits from generous living spaces and a larger-than-average plot, making it ideal for growing families or those looking to create their forever home. Internally, the property boasts a spacious and bright dual-aspect living room, flooded with natural light and offering direct access to a beautifully landscaped and mature south facing rear garden that stretches over 140 feet-perfect for entertaining or enjoying peaceful outdoor living plus the added extra of a 24ft workshop with lighting and power. The home also features a generously sized kitchen, a separate dining room, and a convenient downstairs cloakroom. Upstairs, the first floor comprises three well-proportioned double bedrooms, with dual-aspect windows in bedrooms one and three enhancing the natural light and views. Fitted wardrobes offer ample storage, and a large family wet room. The loft space has brilliant potential for extra bedrooms/bathrooms (STPP). Externally, the property benefits from a carriage driveway providing off-street parking for multiple vehicles and side access to the rear garden. The integral garage offers excellent storage and conversion potential (subject to planning permission). Located within a 20 min walk to Hertford town centre, Hertford North railway station, local shops (5 min walk), and well-regarded primary and secondary schools, this home offers the perfect blend of tranquillity and convenience. This is a truly unique opportunity to acquire a substantial family home in one of Bengeo's most prestigious settings—early viewing is highly recommended.



-Accommodation Overview-

Entrance Porch:

Door leading to downstairs cloakroom and entrance hall, radiator.

Downstairs Cloakroom:

Wash hand basin, WC, window to front aspect, storage cupboard.

Hallway:

Stairs to first floor, radiator.

Living Room:

25' 1" max x 21' 4" max (7.65m max x 6.50m max)

Double glazed sliding patio doors leading to rear garden, double glazed window to rear aspect and a further double-glazed door leading to garden, carpet, radiator.

Dining Room:

13' 11" max x 12' 6" max (4.24m max x 3.81m max)

Double glazed window to rear aspect, electric fire, radiator, carpet.

Kitchen:

15' 7" x 9' 7" (4.75m x 2.92m)

Fitted wall and base units with work surface over, stainless steel sink unit with mixer tap, partly tiled splash back, eye-level oven and grill, gas hob, space for washing machine, space for fridge freezer, double glazed door leading to side, double glazed windows to front & side aspect, radiator.

-First Floor Landing-

Storage cupboard, door leading to all rooms, access to loft (boarded) – there is huge potential to extend into bedrooms and bathrooms. (STPP)

Bedroom One:

16' excluding recess x 12' 3" (4.88m excluding recess x 3.73m)

Double glazed bay window, double glazed widow to side aspect, storage cupboard, sink with taps, carpet, radiator.

Bedroom Two:

13' 9" x 12' 4" excluding wardrobe (4.19m x 3.76m excluding wardrobe)

Double glazed window to rear aspect, fitted wardrobes & storage cupboard, carpet, radiator.

Bedroom Three:

15' 6" x 12' 6" including base unit (4.72m x 3.81m

including base unit)

Double glazed window to rear aspect, base units with sink and taps, carpet, radiator.

Bathroom:

Four-piece bathroom comprising of panel enclosed bath with taps over, walk in shower with wall mounted shower attachments and screen, WC, wash hand basin with storage cupboard beneath, obscure double-glazed windows to side aspect.

-Exterior-

Rear Garden:

A beautiful secluded and larger than average south facing landscaped rear garden with patio area, mature trees and shrubs, side access and mature pond. There is also an electric blind spanning approx. 3 meters giving shade across the back of the living room and gives an undercover seating area. There is also a 24ft workshop in the garden with lighting and power.

Garage:

Lockable double door. Great for storage and has the potential for conversion (STPP)

Driveway:

Carriage driveway for multiple cars and side access to garden.

Agent Note:

The sale of this property is subject to receipt of Grant of Probate. Please obtain an update from the branch with regards to the potential timeframes involved.



Welcome to The Drive, Hertford

- Three Double Bedroom Detached Family Home In Highly Sought After Road
- Garage With Potential To Convert (STPP)
- Downstairs Cloakroom & Upstairs Family Bathroom
- Carriage Driveway For Multiple Cars
- Three Double Bedrooms With Storage
- Offered Chain Free
- Large South Facing & Secluded Rear Garden
- Close To Good Schools & Amenities

Tenure: Freehold EPC Rating: D
Council Tax Band: F

Price

£975,000



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. Powered by www.localagent.com



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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


william h brown



01992 586501



Hertford@williamhbrown.co.uk



21 Castle Street, HERTFORD, Hertfordshire,
SG14 1ER



williamhbrown.co.uk