

shepherds
A better home
moving experience



13 Garratts Close
Hertford, SG14 3YN

Guide Price £635,000



13 Garratts Close

Hertford, SG14 3YN

SOLD BY SHEPHERDS - This very well-presented three-bedroom end of terrace home is ideally located in one of Hertford's most convenient positions, offering excellent access to local amenities, schools, transport links, and green spaces. The property also benefits from a garage with driveway parking directly in front, positioned to the rear.

The house has been thoughtfully maintained by the current owners, including a recently refurbished kitchen, making it ready for immediate enjoyment.

On the ground floor, the accommodation comprises a welcoming entrance hall with downstairs cloakroom, a generous living room filled with natural light, a modern fitted kitchen, and a separate dining room providing an ideal space for entertaining or family meals.

Upstairs there are two well-proportioned double bedrooms, with the principal bedroom featuring a private en-suite shower room, together with a further single bedroom and a family bathroom.

Outside, the rear garden is designed for ease of maintenance and provides a pleasant outdoor space to enjoy. The garage and driveway behind the property offer secure and convenient parking, a rare advantage so close to the town.

The location is a real highlight. Garratts Close is just a short stroll from Hertford North station, making it perfect for commuters. Millmead Primary School is also within minutes' walk, while Hertford's bustling town centre, with its array of shops, cafés, restaurants, and pubs, is easily reached on foot. For those who enjoy the outdoors, Hartham Common and the surrounding riverside walks are also close by.

https://sprift.com/dashboard/custom-ipr-report/?access_report_id=4632375

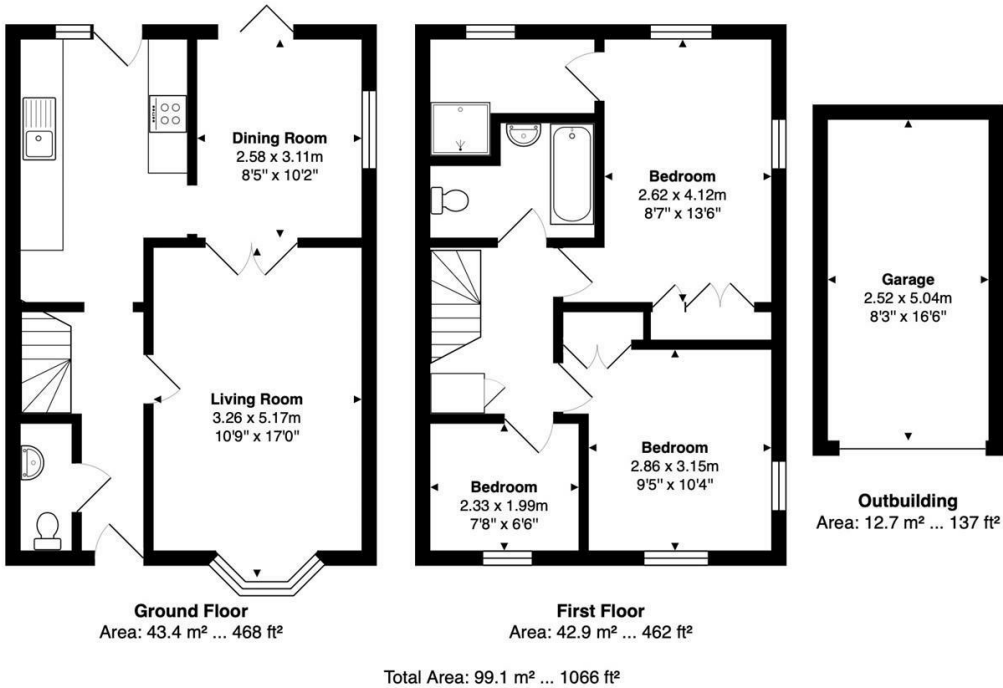




- Well-presented three-bedroom end of terrace home in a highly convenient Hertford location
- Recently refurbished kitchen and well-maintained throughout, ready to move into
- Ground floor includes entrance hall, cloakroom, bright living room, modern kitchen, and separate dining room
- Upstairs offers two double bedrooms (one with en-suite), a single bedroom, and family bathroom
- Low-maintenance rear garden plus garage with driveway parking to the rear
- Excellent access to Hertford North station, local schools, town centre, and green spaces



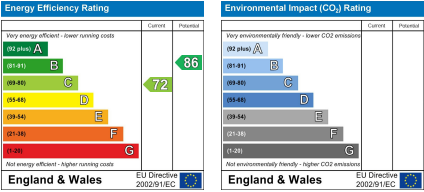
Floor Plan



Viewing

Please contact Shepherds of Hertford on 01992 551955 if you wish to arrange a viewing appointment for this property or require further information.

Energy Performance Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Riverside House, 6 Millbridge, Hertford, SG14 1PY
Tel: 01992 551955 Email: enquiries@shepherdsofhertford.co.uk