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A better home  
moving experience



47 Newland Gardens  
Hertford, SG13 7WN

Guide Price £625,000



## 47 Newland Gardens

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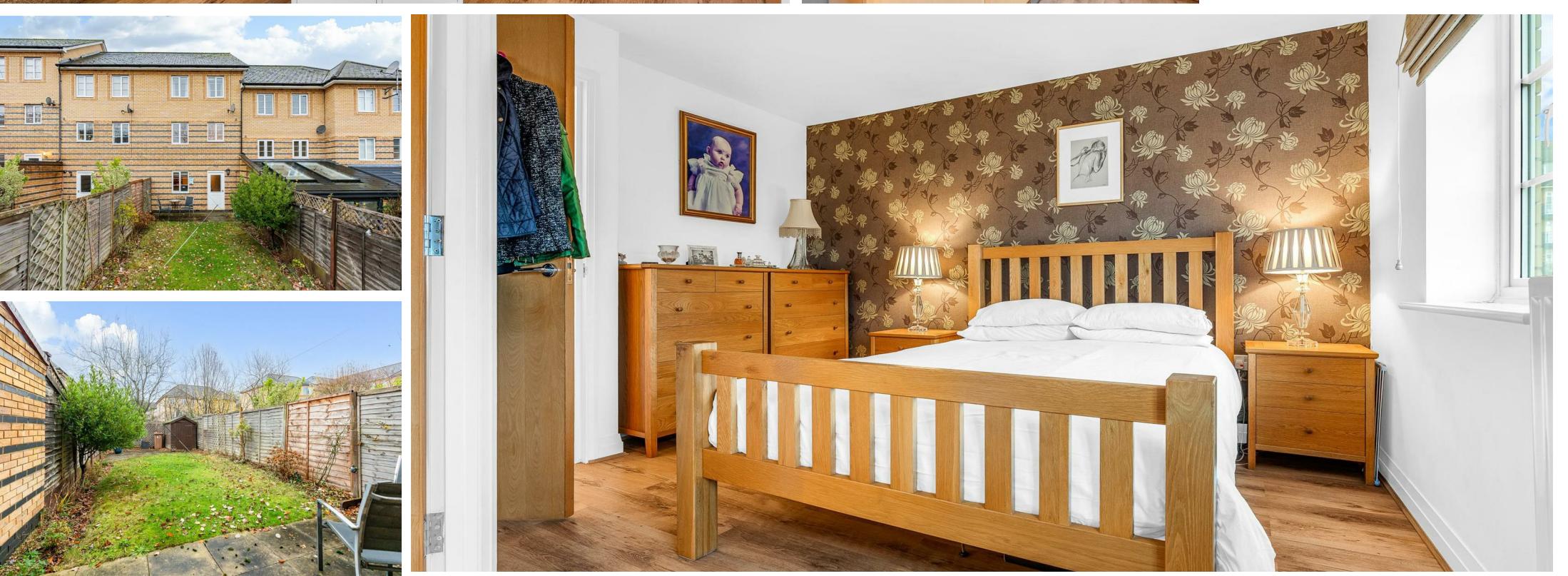
A well-presented three bedroom mid-terrace family home arranged across three floors, set within a quiet and established development constructed in the early 2000s. The property is conveniently positioned within easy reach of Hertford town centre and Hertford East railway station.

The accommodation includes two bedrooms with en-suite facilities, a further ground floor shower room, a useful utility room, and a first-floor kitchen/dining room fitted with integrated appliances. The separate lounge is also located on the first floor and features a west-facing Juliet balcony, enjoying attractive views and evening light.

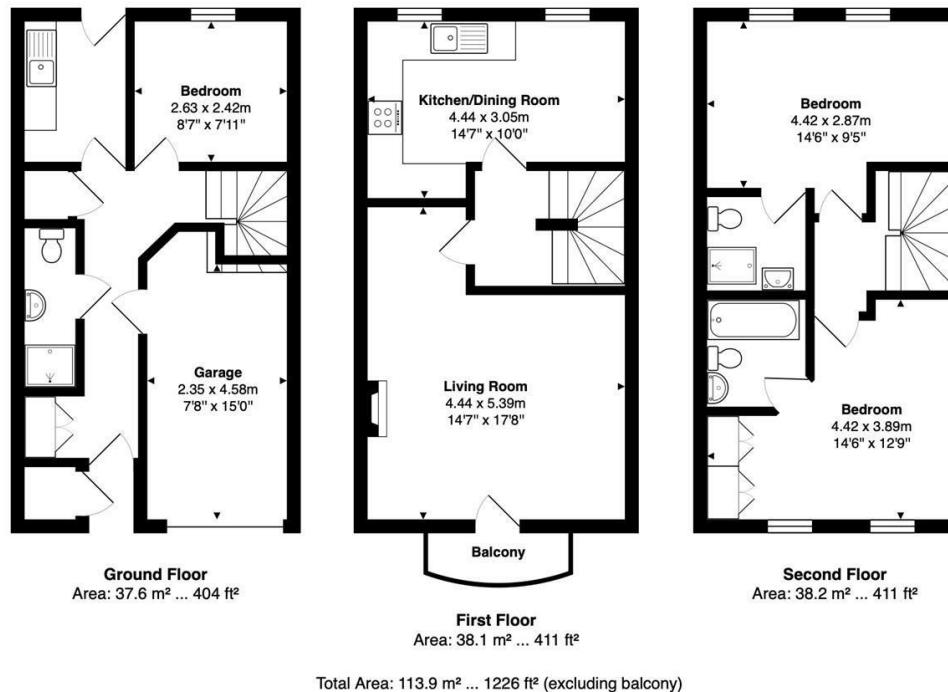
Outside, the property benefits from a low-maintenance rear garden with an easterly aspect, off-street parking, and a garage currently utilised as a workshop. Residents of the development also enjoy access to visitor parking (permit-based), a private residents' gymnasium, and well-maintained communal areas.

Situated in Hertford, the home is well placed for local shops, schools, parks, and amenities, making it an excellent choice for buyers seeking a balance of modern living and a well-connected location.





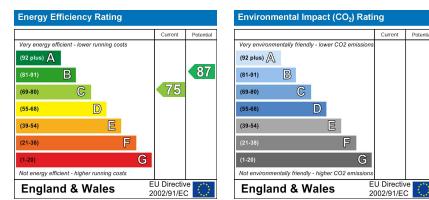
## Floor Plan



## 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



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