



SIMPLY HOMES

Goddards Close

Little Berkhamsted SG13 8NA

Price Guide £725,000





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Summary:

Simply Homes are delighted to bring to the market this wonderful four bedroom, two bathroom family home in the ever popular village of Little Berkhamsted. Enjoying a lovely rural village location, with a large enclosed rear garden, yet within easy reach of other nearby villages and the towns of Hertford and Broxbourne means this modern, stylish and immaculately presented property will fulfil the needs of every family member, adult and child alike. Easy access to road and rail links make it a straight forward commute into London, with a fabulous home office and a clever open plan arrangement to the ground floor making the best use of the substantial living space on offer.

Accommodation:

The part-glazed front door, with a porch protecting it, opens into a light, bright hallway. From here part-glazed internal doors lead into the large living room, the dining room and the office/study.

The office/study is a good size and shape, well lit by a large front facing window. Certainly large enough for a comprehensive multi workstation work from home facility, this would also do great service as a snug, gym, TV room or teenage hangout space. With four bedrooms upstairs, there is plenty of flexibility for making each and every room work for you to really meet your particular family needs. The room is well connected to the rest of the house via the main entrance hall, and also through an inner lobby that leads past the well placed guest cloakroom that holds the washing machine and tumble dryer, and directly into the kitchen.

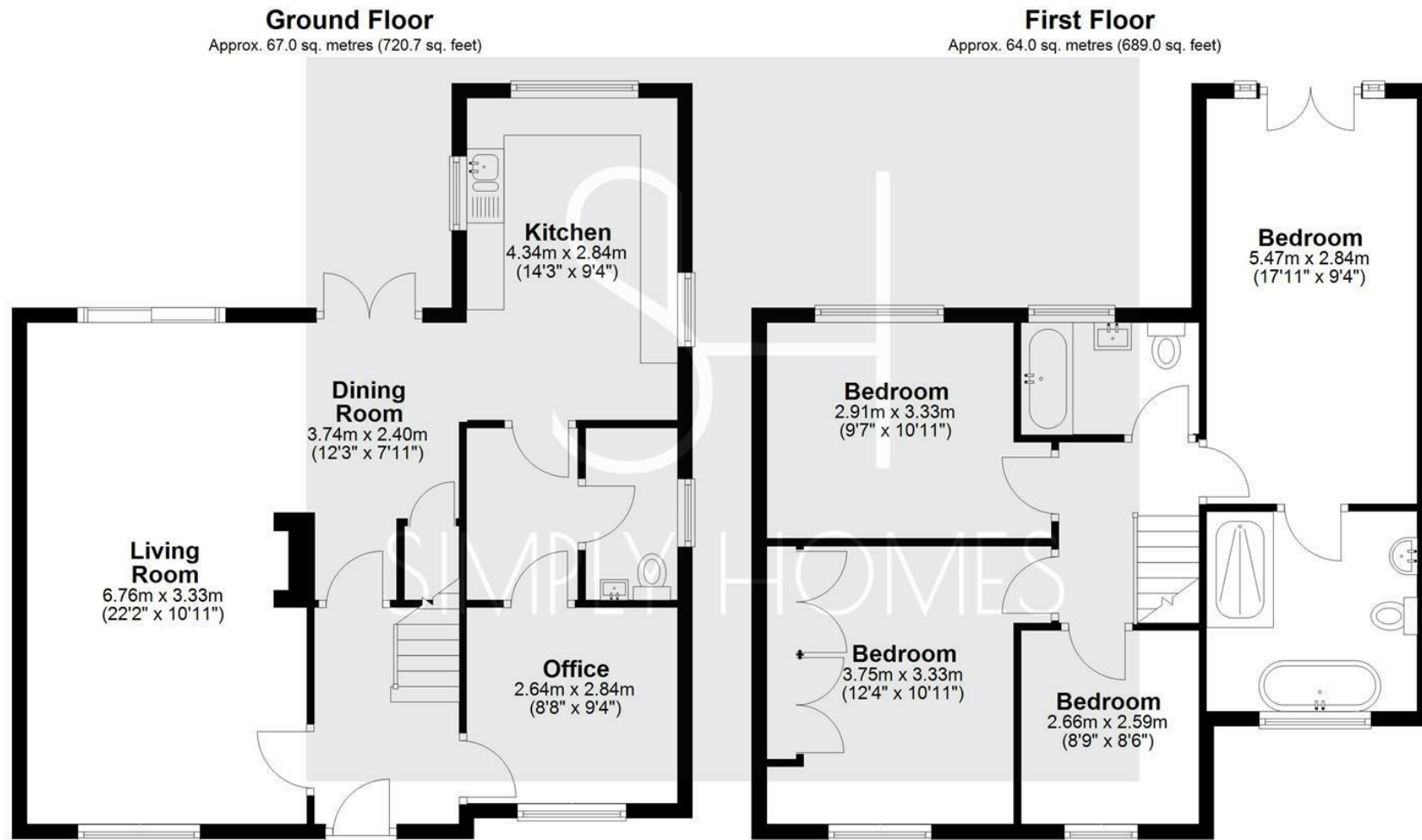












Total area: approx. 131.0 sq. metres (1409.7 sq. feet)



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