



27, George Street, Hertford

SG14 3AD

Price Guide £620,000



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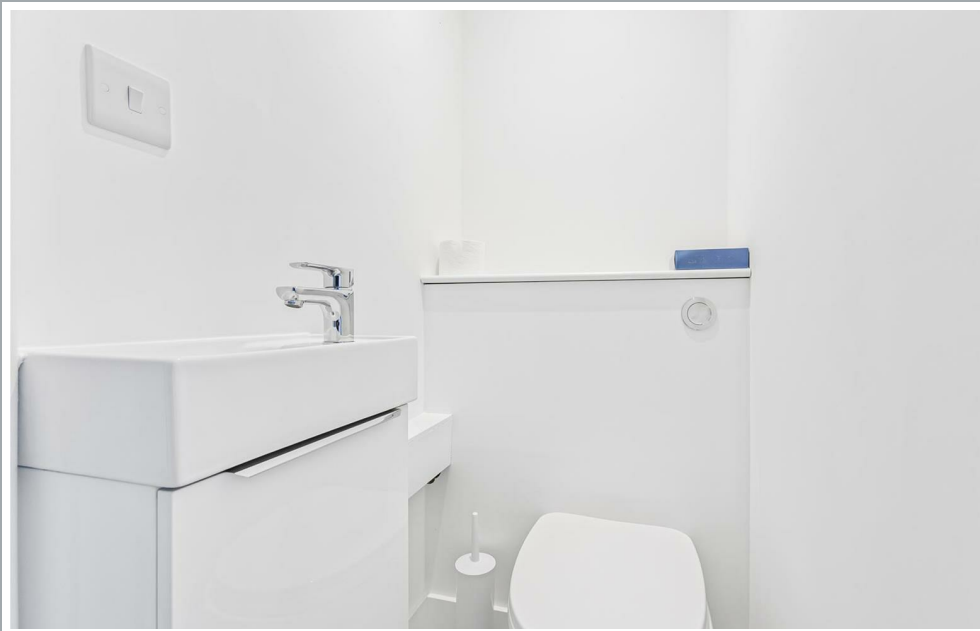
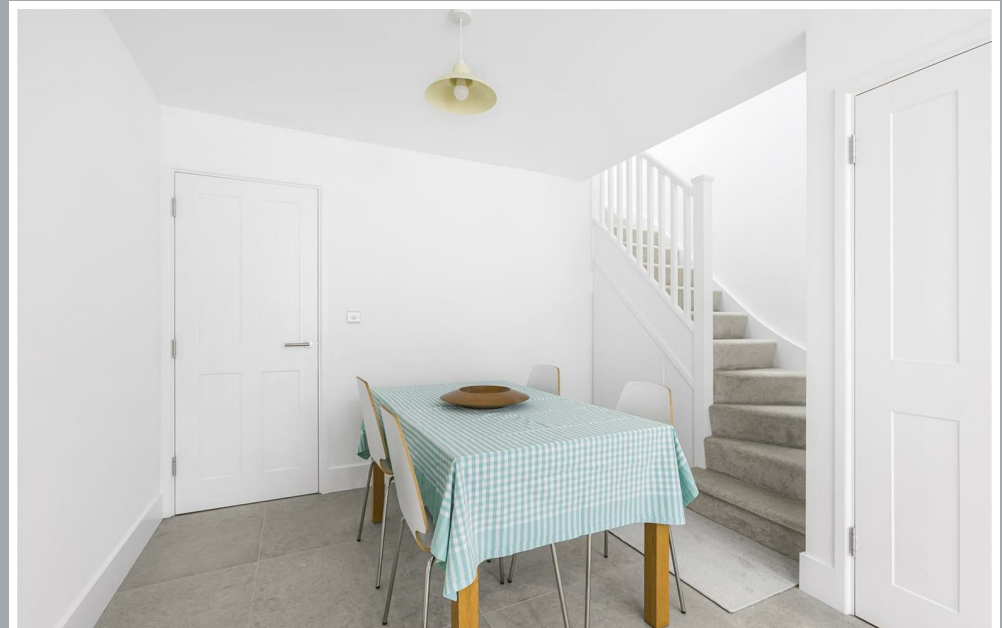
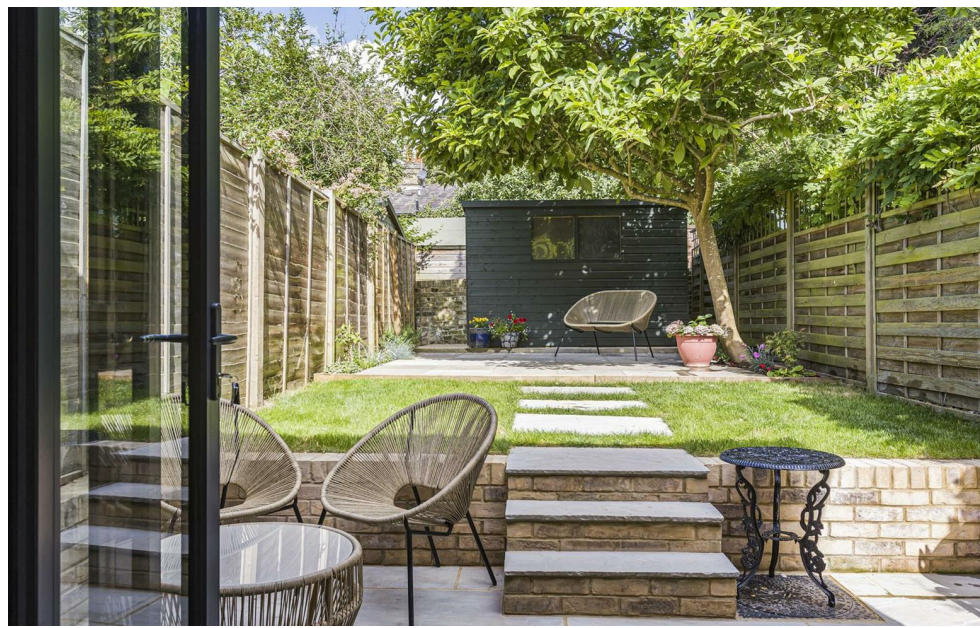
## 27 George Street, Hertford, SG14 3AD

**\*\* CHAIN FREE \*\*** Steven Oates are delighted to offer this beautifully refurbished 3 bedroom Victorian House situated at the very end of a quiet cul-de-sac only a short walk away from Hertford Town Centres multiple facilities. The Present owner have taken this back to the original brick work and carefully brought back to the high spec throughout. On the ground floor; there is an entrance hallway, a cosy lounge, stair leading down to a further reception room in the basement which could make a perfect playroom or snug/office, bright and airy brand new modern kitchen/breakfast room with large Skylight. The kitchen/breakfast room forms part of an extension and has bi-fold doors leading to the rear garden. On the first floor, there are three bedrooms with en-suite shower to the principle bedroom and fitted wardrobes, brand new family bathroom with skylight Velux. Externally, there is on street parking and the rear garden has been landscaped, Indian sand stone up to lawn section with storage shed.

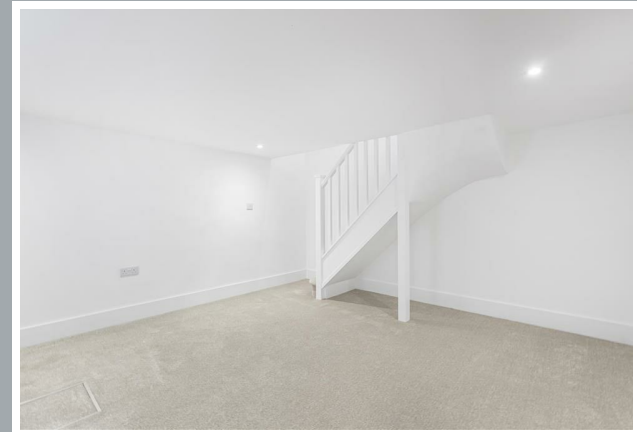
This character home is ideally situated within this quiet location, nestled amongst the lower slopes of Bengoe only 0.7 Miles from Hertford North mainline station which serves London's Moorgate & Kings Cross, whilst Hertford town centre is only a short distance away.



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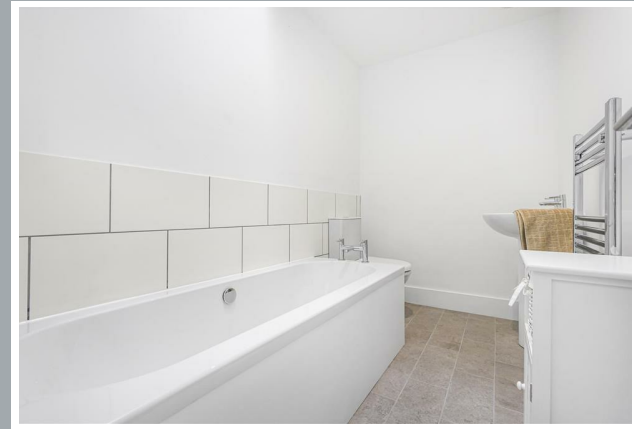


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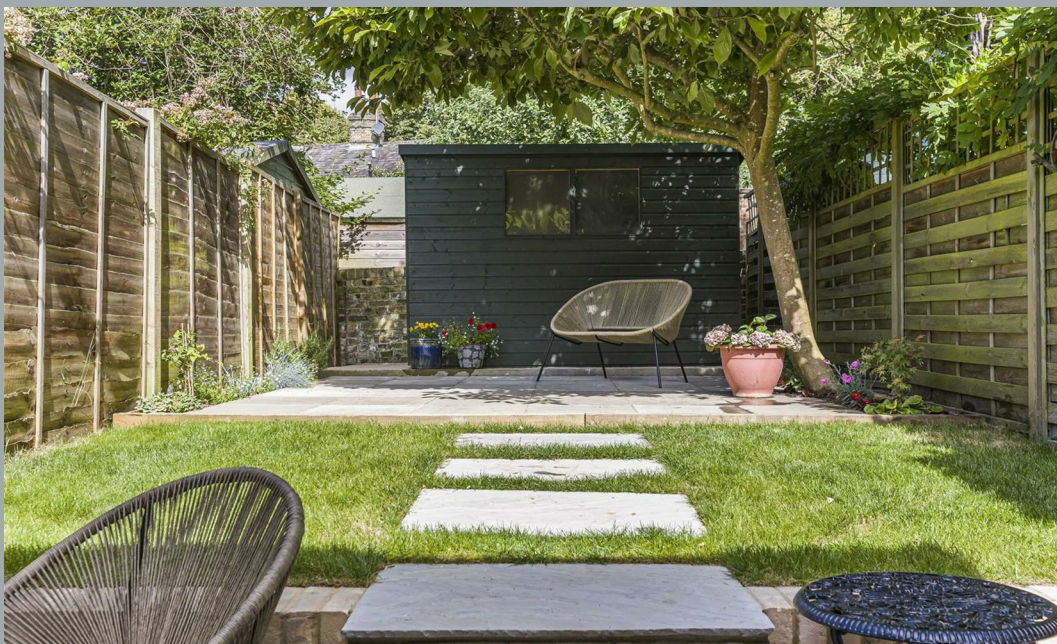
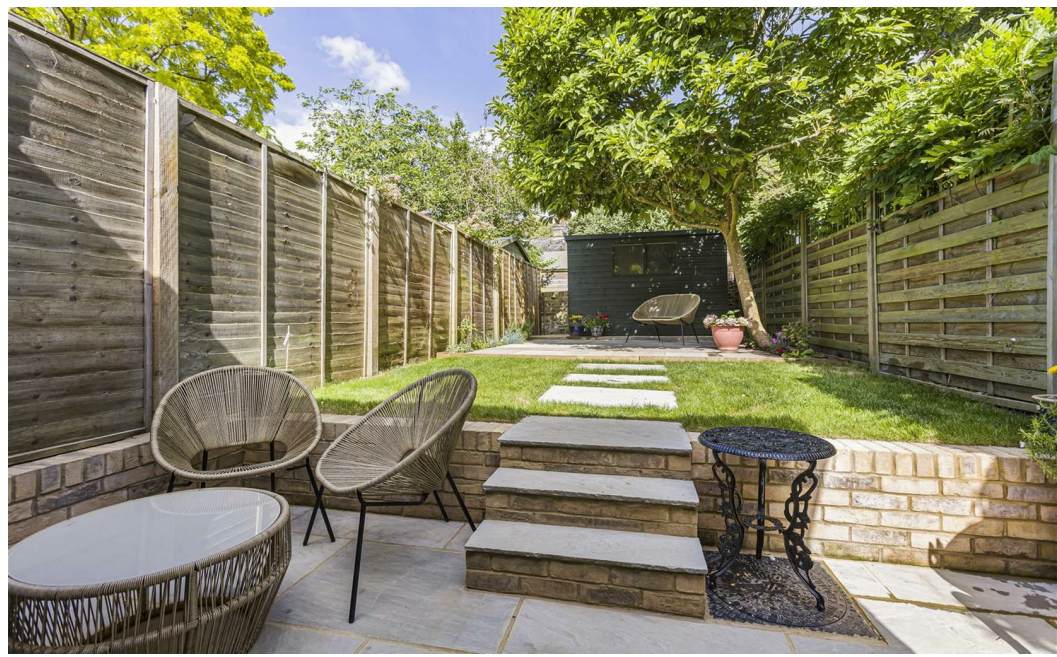
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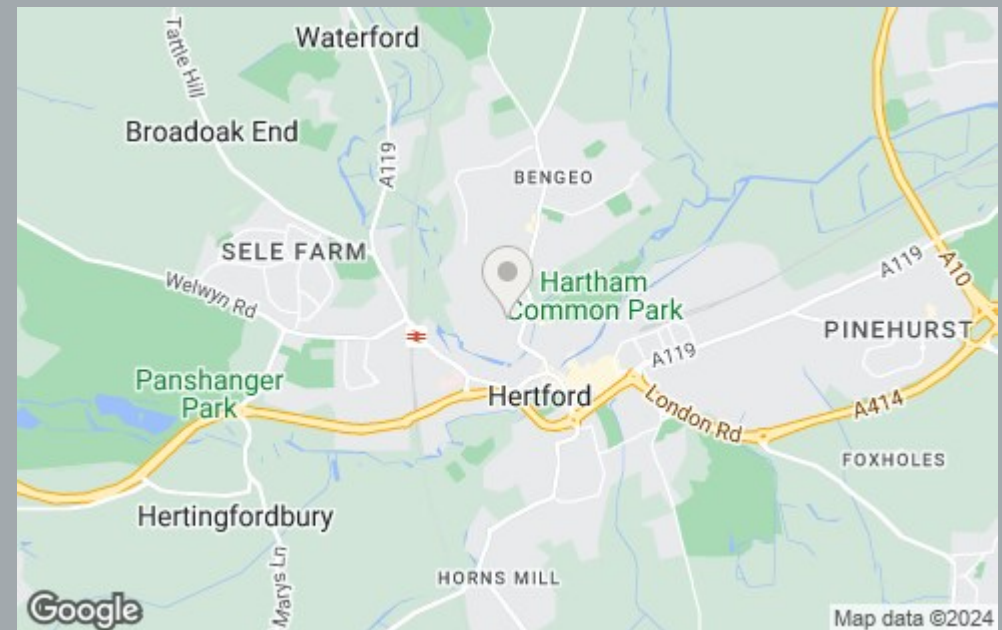


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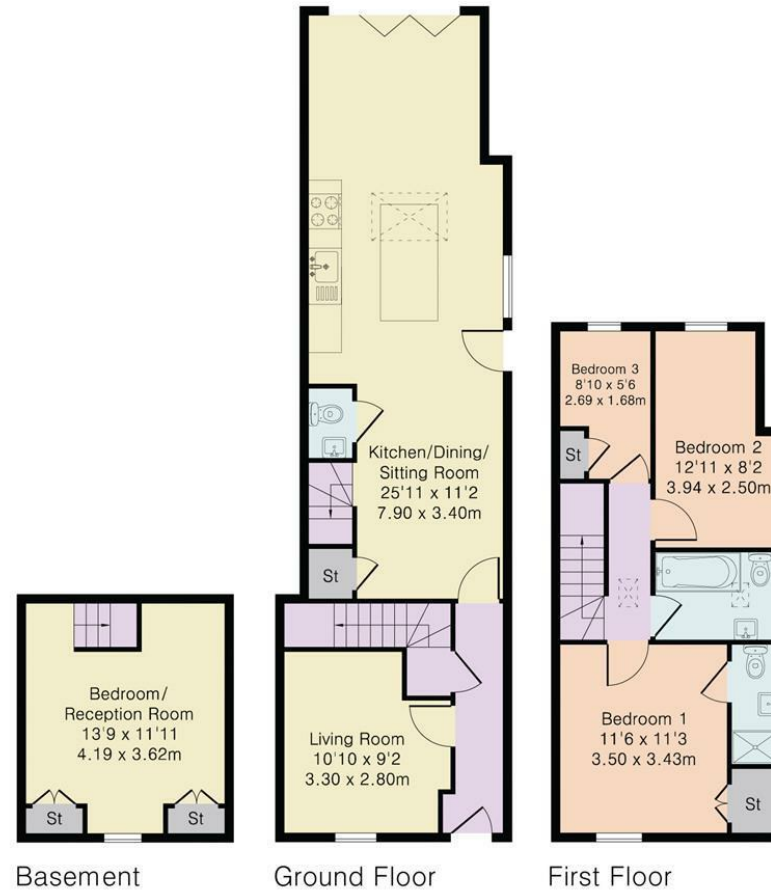


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Approximate Gross Internal Area 1119 sq ft – 104 sq m  
Basement Area 163 sq ft – 15 sq m  
Ground Floor Area 574 sq ft – 53 sq m  
First Floor Area 382 sq ft – 36 sq m



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.



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