



28, Elder Court, Hertford  
SG13 7GD

Asking Price £270,000



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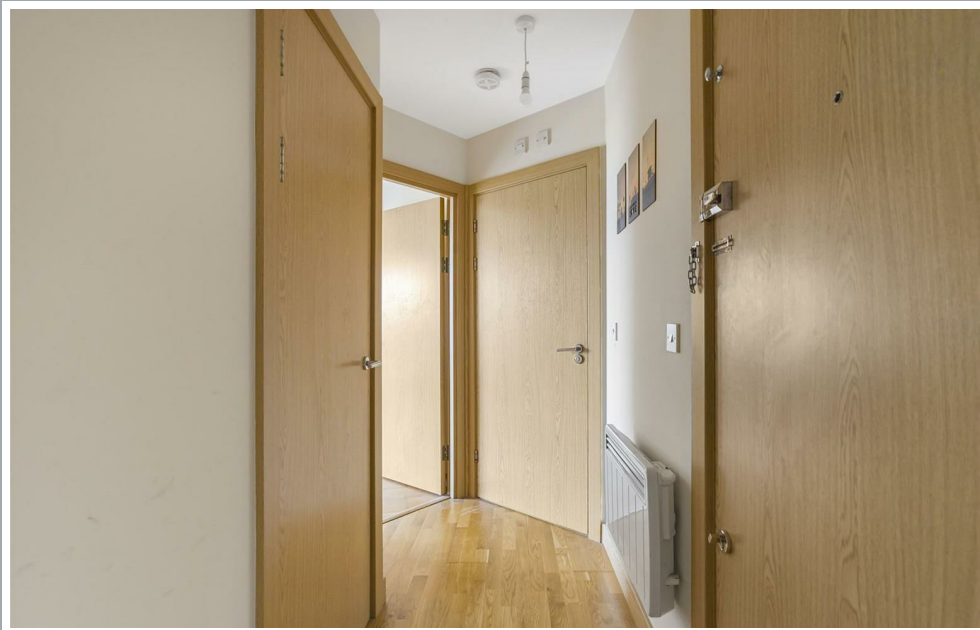
## 28 Elder Court, Mead Lane, Hertford, SG13 7GD

Steven Oates are delighted to offer this impressive two-bedroom apartment which is perfectly positioned within this highly desirable apartment complex which is only a stones throw away from Hertford Town Centre and Hertford East train station. This popular riverside development offers the perfect blend of county town living with city convenience, whilst remaining in a quiet location just on the outskirts of the town. The accommodation includes two-generous size bedrooms, the main bedroom benefits from fitted wardrobes and there is plenty of space for other bedroom furniture, there is also a newly refitted bathroom suite. The living room forms part of this light & airy open plan kitchen/living space which is perfect for entertaining guests. Externally there is allocated parking underground and lifts to all floors.

Located with this highly regarded modern development the property is only a 'stone's throw' from the River Lea and Hartham Common beyond. Hertford town centre which offers an excellent choice of bars, restaurants and coffee shops is less than 0.5 miles away, along with Hertford East train station with fast and regular services to London's Liverpool Street.



70 Fore Street, Hertford, Hertfordshire, SG14 1BY

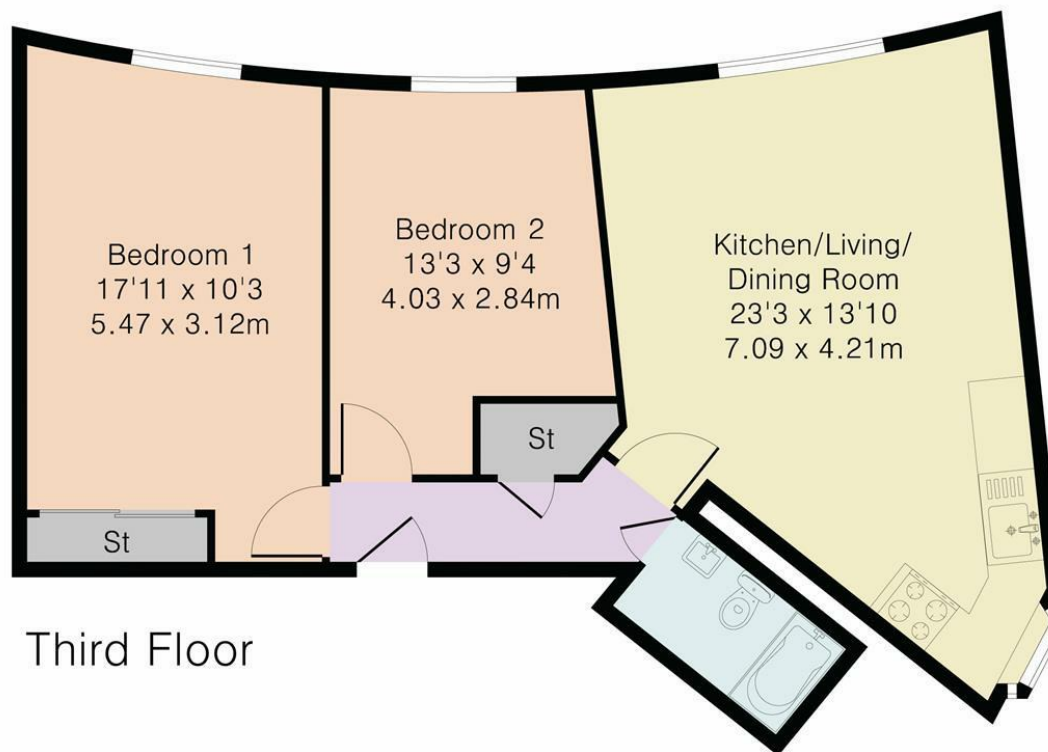


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Approximate Gross Internal Area 624 sq ft – 58 sq m



Third Floor



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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.



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