



44, Buckwells Field, Bengoe

SG14 3FF

Price Guide £588,995



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## 44 Buckwells Field, Bengeo, Herts, SG14 3FF

\*\*\*\*VENDOR SUITED\*\*\*\* Steven Oates are pleased to offer this immaculately presented Four Double bedroom family home located within this highly sought after residential development only a short distance from Bengeo Primary School. The property offers spacious accommodation over three floors and has been extensively remodelled and re-designed by the existing owners. On the ground floor there is spacious entrance hallway, a ground floor cloakroom, modern kitchen/breakfast room, lounge/dining room with doors directly leading to the private landscaped rear garden. On the first floor, there is a spacious hallway with doors to two double bedrooms both with en-suite's. On the second floor there are a further two double bedrooms with a 'Jack and Jill' shower room. Externally, you have two allocated car parking spaces.

Located within this highly sought after development, this excellent family home is only a short walk from the highly acclaimed Bengeo Primary School and the nearby shopping parade in The Avenue. Hertford town centre is still only 1 mile away offering a wide choice of shops, restaurants and coffee shops and for the commuter, Hertford North mainline train station is 1.2 miles away providing fast services to both Moorgate & Kings Cross.



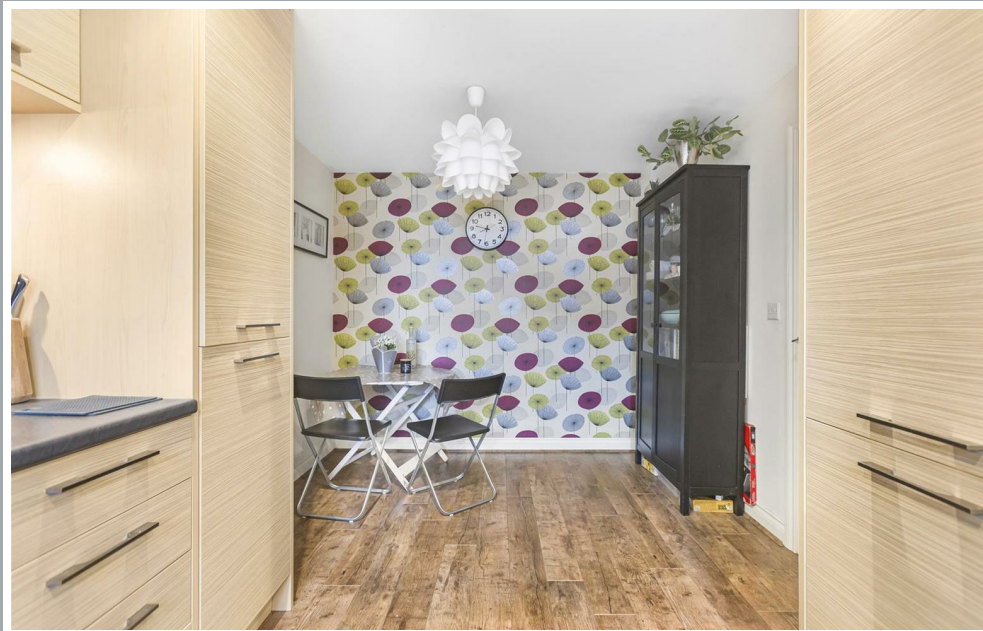
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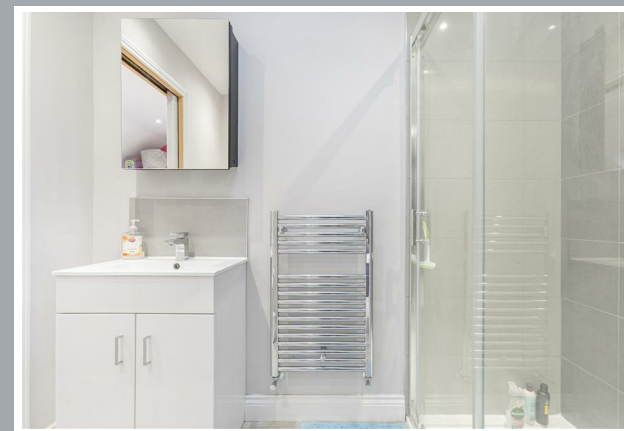
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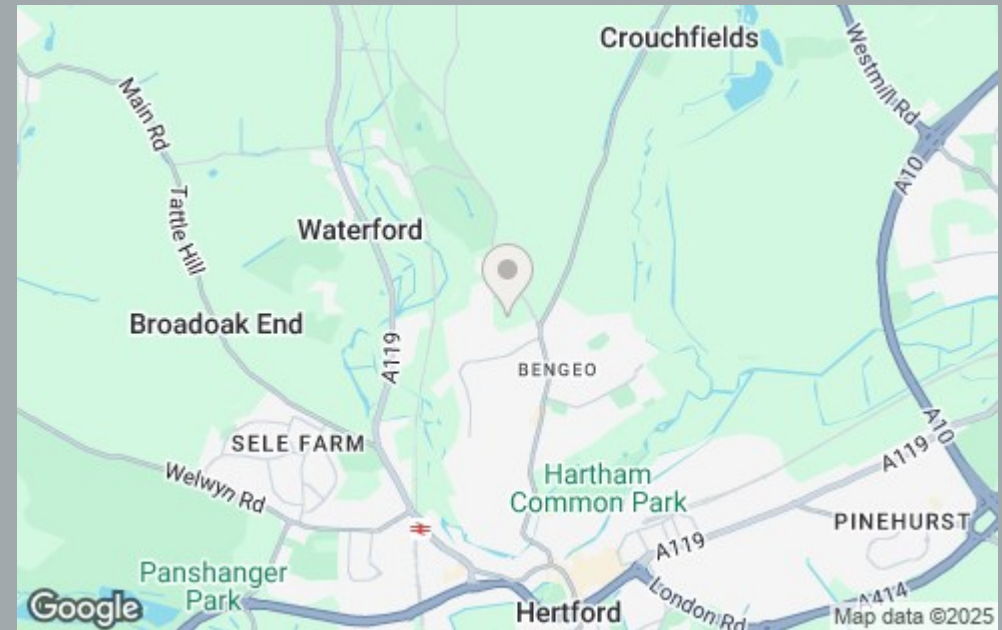






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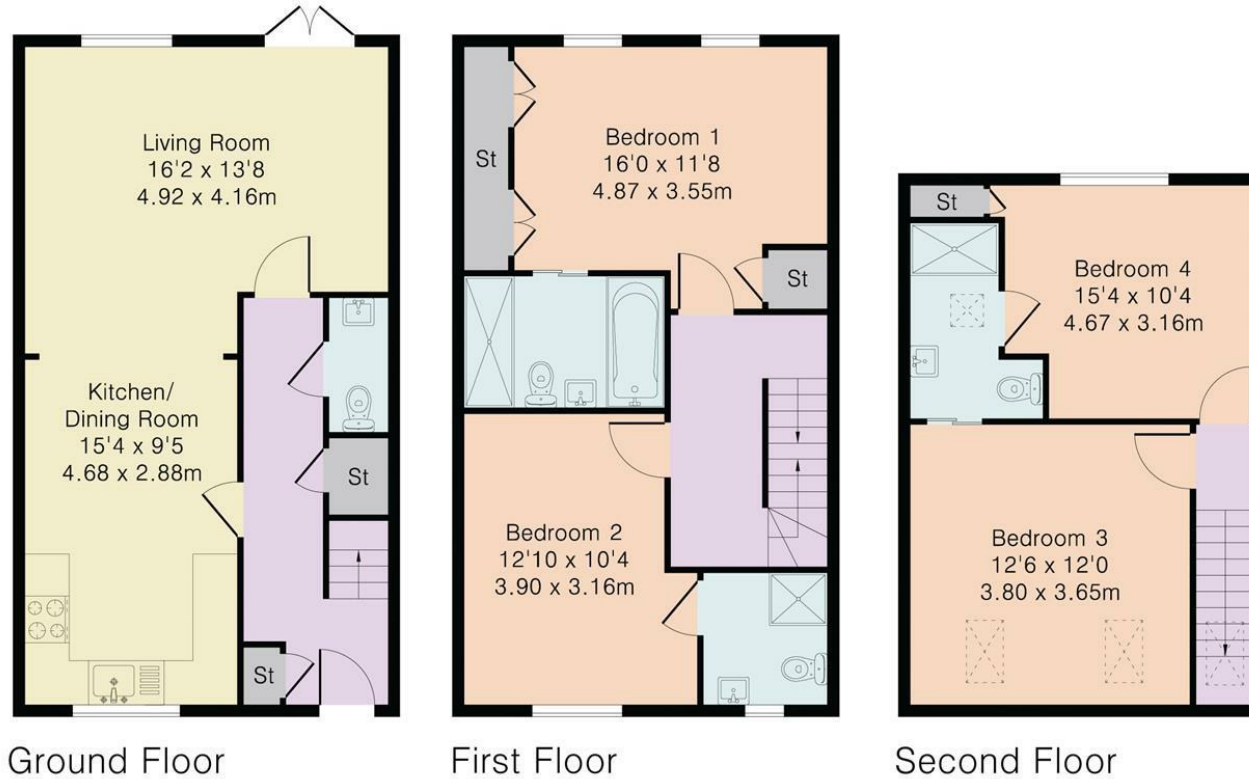


**Approximate Gross Internal Area 1298 sq ft - 121 sq m**

Ground Floor Area 472 sq ft – 44 sq m

First Floor Area 472 sq ft – 44 sq m

Second Floor Area 354 sq ft – 33 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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