



13, Ladywood Road, Hertford
SG14 2TD

Offers In Excess Of £450,000



stevenoates.com



13 Ladywood Road, Hertford, Herts, SG14 2TD

Steven Oates are delighted to offer this immaculately presented three bedroom end of terrace home situated in this enviable location within a short walk to Hertford North station. The property is arranged over two levels and comprises of an entrance hall, lounge, modern kitchen/diner, ground floor cloakroom and conservatory. On the first floor, there are three bedrooms and family bathroom. Externally, there is a sunny West facing rear garden, there is also a covered outside storage area suitable for two bikes with direct access to the car port providing allocated parking with ample visitors parking bays and spaces available in the development. Internal viewing recommended.

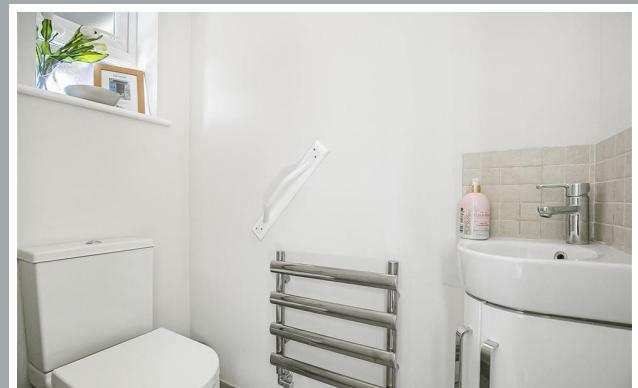
Ladywood Road is a quiet residential road, located on the western side of Hertford itself, offering easy access to Hertford North mainline station and the A414 trunk road which connects to the A1(m). The village of Hertingfordbury is a short distance away providing a popular village pub and the protected green space of Panshanger Park is also close by offering excellent country walks.



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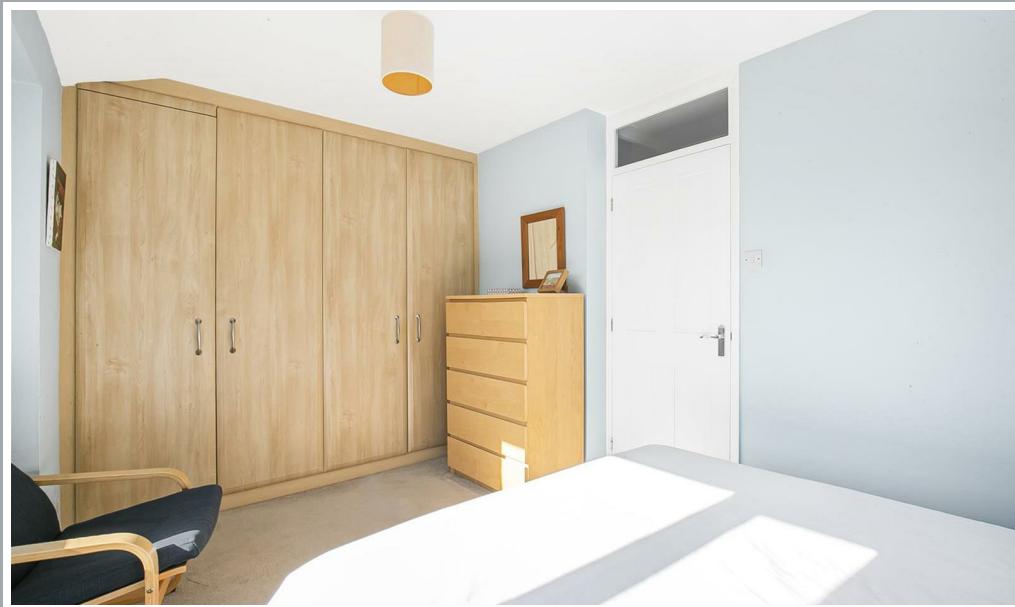


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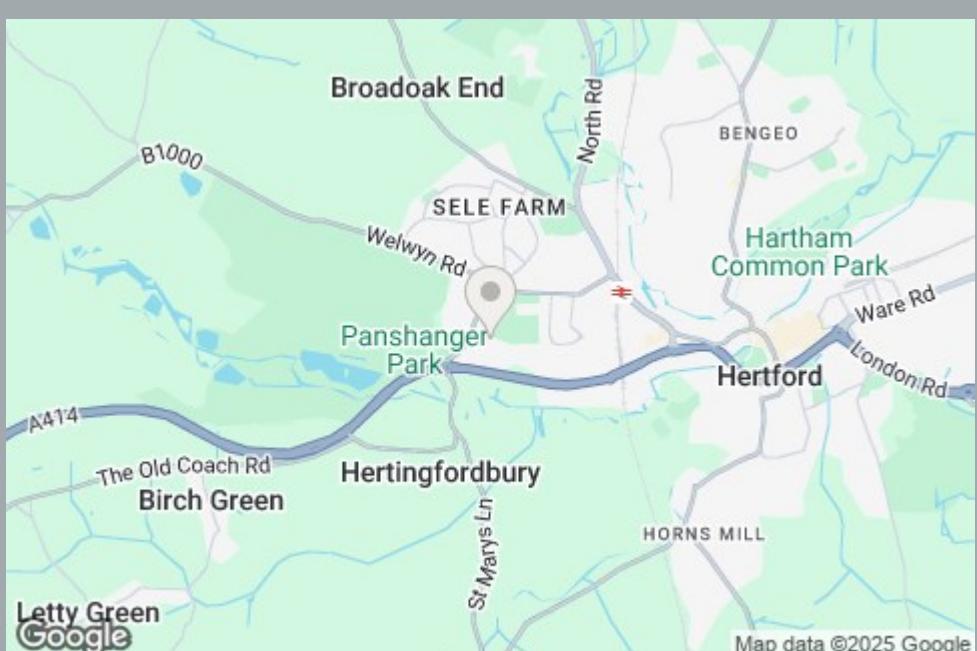




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Approximate Gross Internal Area 844 sq ft - 78 sq m

Ground Floor Area 483 sq ft - 45 sq m

First Floor Area 361 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 firms employment has the authority to make or give any representation or warranty in respect of the property.



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