



134B, Hertingfordbury Road, Hertford
SG14 2AL

Offers Over £650,000



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134B Hertingfordbury Road, Hertford, SG14 2AL

A spacious five double bedroom home set within a private development of only three properties. Arranged over four floors, the house offers flexible living space with a large kitchen/dining room, separate lounge and a ground-floor fifth bedroom that could also work as a home office, playroom or second reception room.

The upper floors provide four further double bedrooms, including a main bedroom with an en-suite shower room, along with a family bathroom. Outside, there is a private courtyard leading to a landscaped rear garden with decked seating area, raised beds and storage shed. The property also includes an integral garage, two allocated parking spaces and visitor parking.

The home is well placed for Hertford North Station, making it a practical option for commuters, while Panshanger Park is also within easy reach. Hertford town centre, local schools, shops and everyday amenities are all nearby.



70 Fore Street, Hertford, Hertfordshire, SG14 1BY

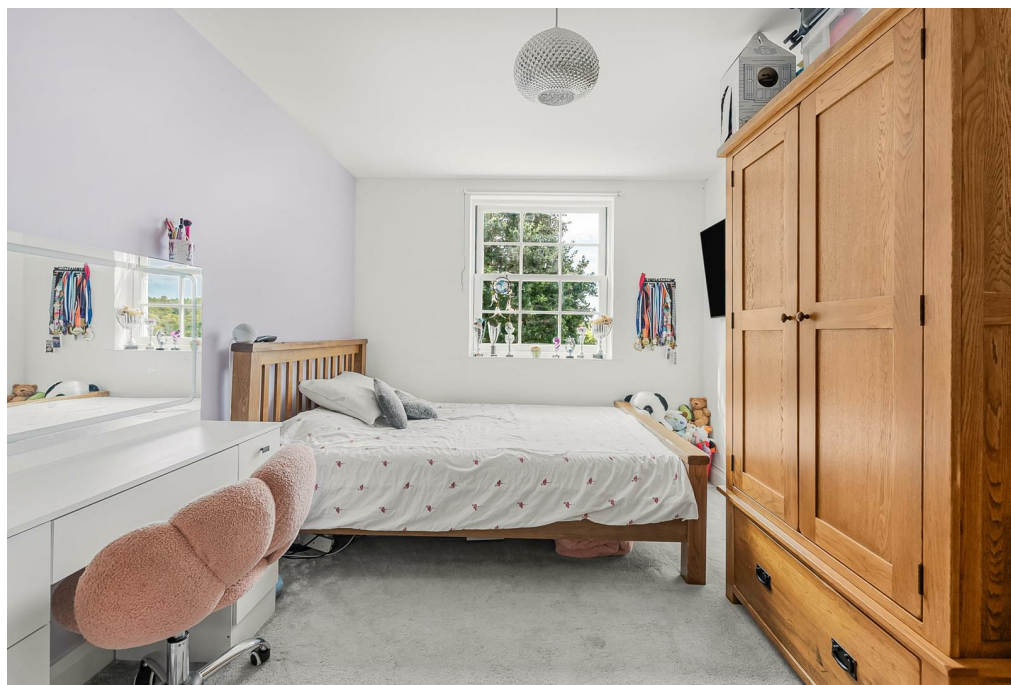


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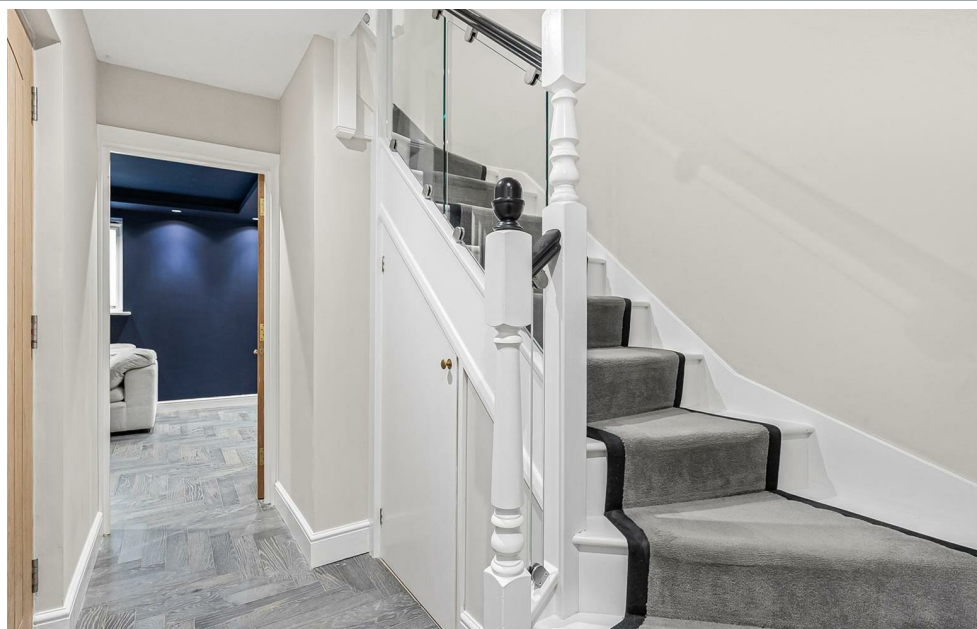


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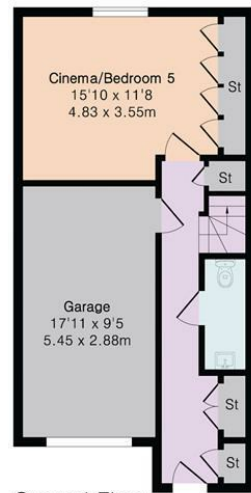
**Approximate Gross Internal Area 1776 sq ft - 165 sq m
(Including Garage)**

Ground Floor Area 494 sq ft – 46 sq m

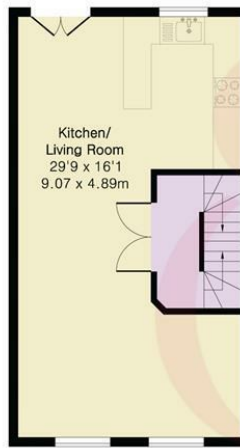
First Floor Area 475 sq ft – 44 sq m

Second Floor Area 475 sq ft – 44 sq m

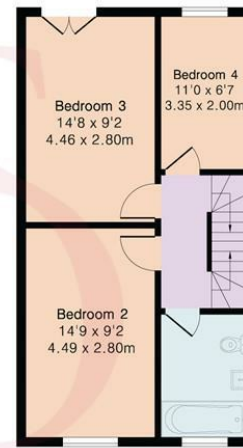
Third Floor Area 332 sq ft – 31 sq m



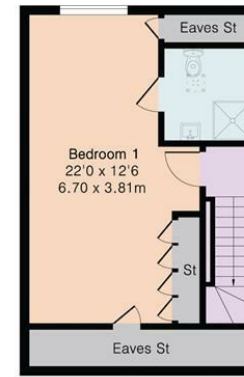
Ground Floor



First Floor



Second Floor



Third Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. 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 and no guarantee is given on the 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 firm's employment has the authority to make or give any representation or warranty in respect of the property.



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