

Jonathan Hunt

ESTATE AGENCY

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17 Meridian Way, Stanstead Abbots, Hertfordshire, SG12 8DW

£650,000

CHAIN FREE - JONATHAN HUNT are pleased to offer this FOUR BEDROOM DETACHED FAMILY HOME set within a cul-de-sac location within walking distance of amenities and St Margaret's train station to London Liverpool Street. The property benefits from a downstairs cloakroom, L-shaped Living/Dining room, Kitchen and playroom/Snug. Externally the property features a low maintenance garden with potential to extend STPP and off street parking for three cars.

Buntingford Branch - Company No. 10303541 VAT No. 10303541

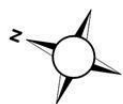
Ware Branch - Company No. 4759215 VAT No. 700174975

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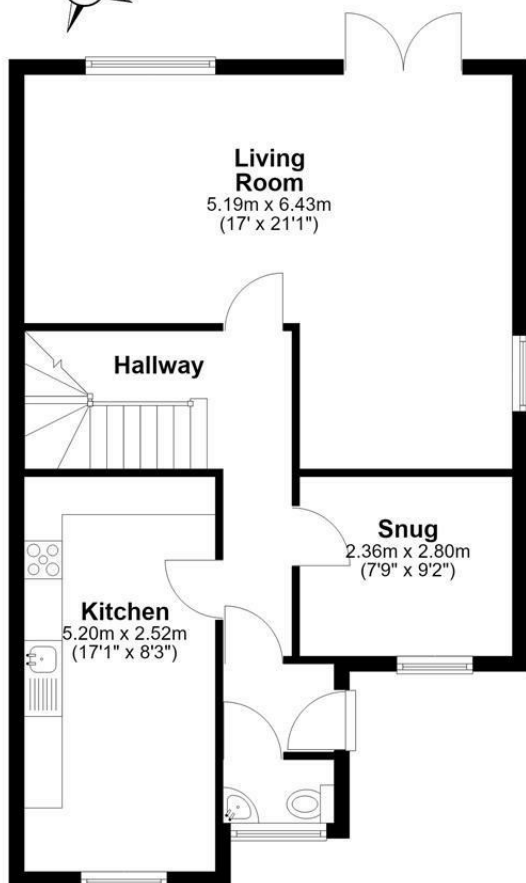
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



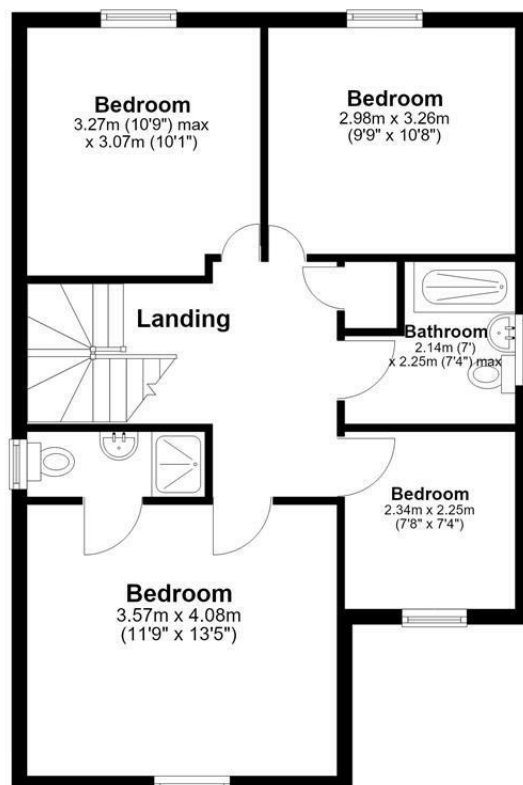
Ground Floor

Approx. 59.8 sq. metres (643.7 sq. feet)



First Floor

Approx. 58.4 sq. metres (628.5 sq. feet)



Total area: approx. 118.2 sq. metres (1272.2 sq. feet)

This floor plan has been created by a third party and should be used as a general outline for guidance only. Any areas, measurements or distances quoted are approximate and any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and/or full survey as to the correctness of each statement. We accept no responsibility or liability for any loss whatsoever that may arise as a result of this plan and the information contained within.

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Meridian Way