



Bryan Bishop
and partners

Hertford Road
Tewin, AL6 0JZ

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Summary

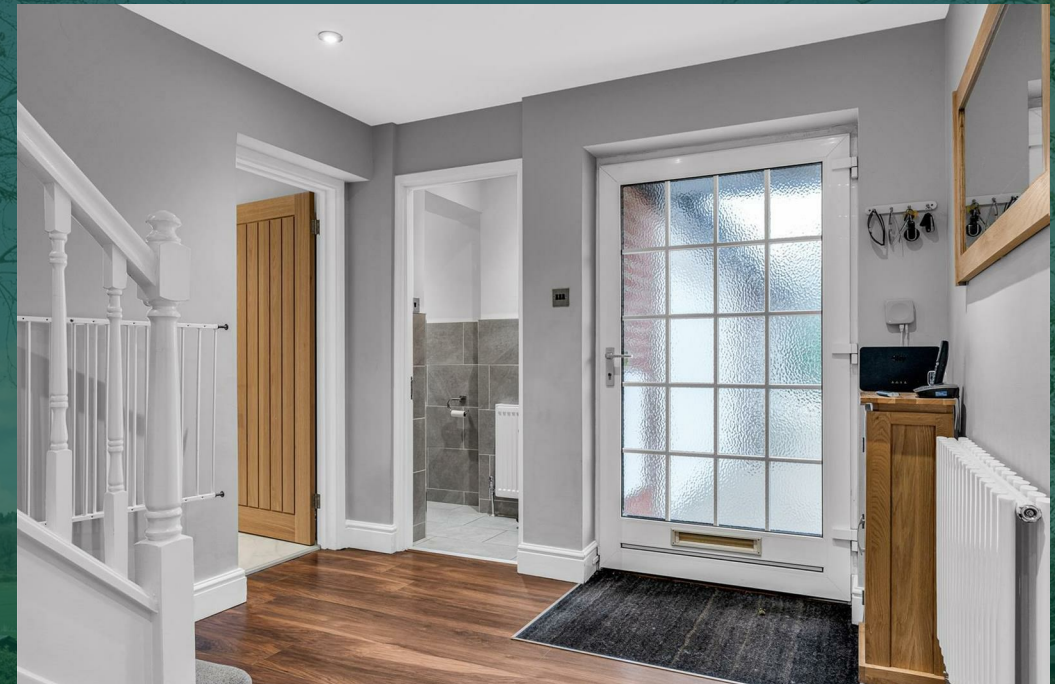
An exceptional and rarely available 3000 square foot detached Village property set back off a long driveway on a quiet plot with stunning views over rolling countryside.

Enter the property via the square entrance hallway which leads to all six rooms on the ground floor, including a contemporary triple aspect kitchen/dining room which has a range of base and eye level units, integrated and free standing appliances, complete with island and breakfast bar. The kitchen is served by a separate utility which also connects the double garage with electric roller door. A large lounge sits at the back of the property, it overlooks the garden and views beyond and also benefits from a door leading to the patio. To the front of the house is a family room and cloakroom.

On the first floor there are five bedrooms, four of which are doubles, two with en-suite facilities. The other three are served by a family bathroom. The main bedroom has idyllic views over Hertfordshire countryside, good space for wardrobes and a large luxuriously fitted en-suite bathroom with twin sinks, bath and separate walk in shower.

As a bonus, there is a staircase that leads to a second floor loft room, perfect for games, activities or spare bedroom. There is an enormous loft accessed off this room, perfect for storage or conversion into living accommodation, if required.

To the exterior of the property is a fabulous garden with huge L-Shape patio area, mostly laid to lawn with privacy shrubs and hedging, mature trees and most importantly a terrific aspect backing onto fields. To the front is a large gravel driveway with planted roundabout.

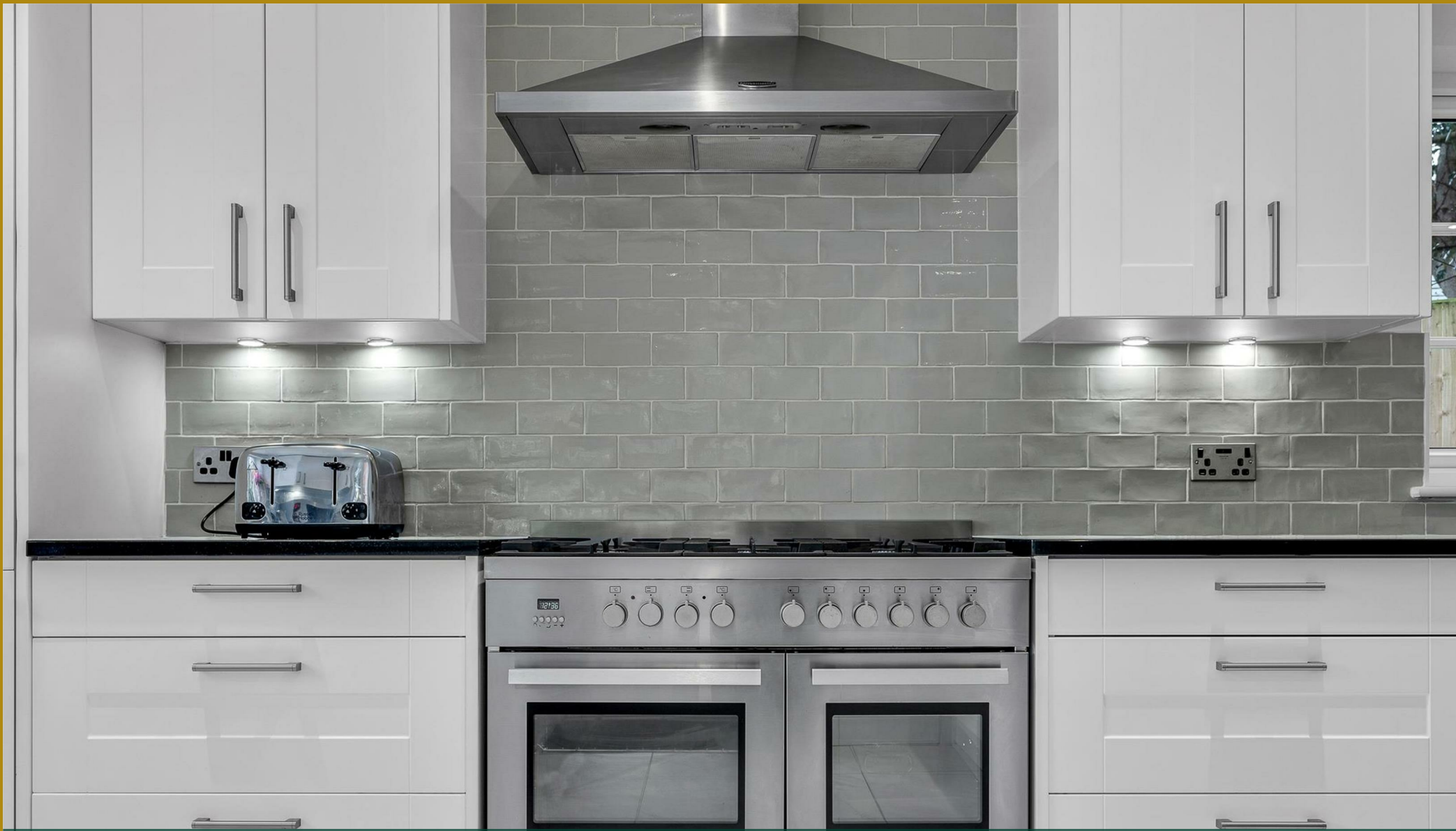




Total area: approx. 276.6 sq. metres (2977.2 sq. feet)
 FOR ILLUSTRATIVE PURPOSES ONLY. NOT TO SCALE.
 Whilst every attempt has been made to ensure the accuracy of the floor plan shown, all measurements, positioning, fixtures, features, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, mis-statement or use of data shown.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			83
(81-91) B			
(69-80) C			
(55-68) D		68	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales			
EU Directive 2002/91/EC			





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