



Hollydell, Hertford, SG13 8BE

£1,200,000 - Freehold



pc.
PETER CUFFARO
ESTATE AGENTS

6 Hollydell Morgans Road

Hertford

Spacious four bedroom detached bungalow on a private road in central Hertford. Features double garage, flexible living, and easy access to town, schools, and transport links.

Council Tax band: G

Tenure: Freehold

- Four Bedroom Detached Bungalow On A Generous Plot
- Sought After Location
- Detached Double Garage
- Separate Dining Room/Reception Room
- South-East Facing Rear Garden
- Potential To Extend STPP
- Walking Distance To Hertford Town Centre, Offering A Variety Of Eateries And Amenities
- Walking Distance To Schooling For All Ages
- Walking Distance To Hertford East Railway Station- Serving London Liverpool Street
- Easy Access To Major Roadways- A10, M25, M11, A1 (M)



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Entrance Porch

9' 3" x 7' 1" (2.83m x 2.16m)

Hallway

21' 1" x 5' 9" (6.42m x 1.74m)

Living Room

19' 11" x 18' 4" (6.08m x 5.59m)

Dining Room

13' 7" x 11' 1" (4.14m x 3.39m)

Kitchen

17' 0" x 13' 7" (5.18m x 4.14m)

Utility Room

8' 10" x 6' 11" (2.70m x 2.12m)

Bedroom One

13' 0" x 12' 11" (3.96m x 3.93m)

En-Suite

11' 4" x 5' 3" (3.45m x 1.59m)

Bedroom Two

11' 8" x 9' 8" (3.55m x 2.95m)

Bedroom Three

9' 8" x 8' 8" (2.94m x 2.65m)

Bedroom Four

8' 4" x 9' 7" (2.53m x 2.93m)

Bathroom

11' 3" x 6' 0" (3.43m x 1.83m)

Garage

20' 6" x 18' 10" (6.25m x 5.74m)





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Approximate total area⁰¹
1988 ft²
184.7 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPM 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360



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