

# Jonathan Hunt

ESTATE AGENCY

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**24 Widford Road, Hunsdon, Ware, SG12 8NW**

**Offers In Excess Of £525,000**

Nestled in the charming village of Hunsdon, this fully refurbished semi-detached family home on Widford Road presents an exceptional opportunity for those seeking a blend of modern comfort and village charm. The property boasts three well-proportioned bedrooms, making it ideal for families or those looking for extra space.

Upon entering, you will find two inviting reception rooms that offer versatility for both relaxation and entertaining. The heart of the home is undoubtedly the brand-new kitchen, which has been thoughtfully designed to cater to all your culinary needs. The bathroom has also been beautifully updated, ensuring a fresh and contemporary feel throughout.

One of the standout features of this property is the impressive 125ft rear garden, providing ample space for outdoor activities, gardening, or simply enjoying the tranquility of village life. Additionally, the driveway accommodates parking for up to four vehicles, a rare convenience in such a desirable location.

Situated in a prime village setting, this home is chain-free, allowing for a smooth and efficient purchase process. With new heating and carpets throughout, this property is ready for you to move in and make it your own. Don't miss the chance to secure this delightful family home in Hunsdon, where comfort and community come together beautifully.

Buntingford Branch - Company No. 10303541 VAT No. 10303541

Ware Branch - Company No. 4759215 VAT No. 700174975

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**ENTRANCE HALL**

**LIVING ROOM 14'6" x 11'5" (4.42 x 3.5)**



**FIRST FLOOR**



**BEDROOM 11'4" x 9'2" (3.47 x 2.8)**



**DINING ROOM 10'9" x 9'6" (3.3 x 2.9)**



**BEDROOM 10'11" x 9'10" (3.33 x 3)**



**KITCHEN 14'3" x 8'6" (4.36 x 2.6)**



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**BEDROOM 8'7" x 7'6" (2.63 x 2.3)**



**GARDENS**



**BATHROOM**



**EXTERIOR**



**REAR GARDEN**





**DRIVEWAY**



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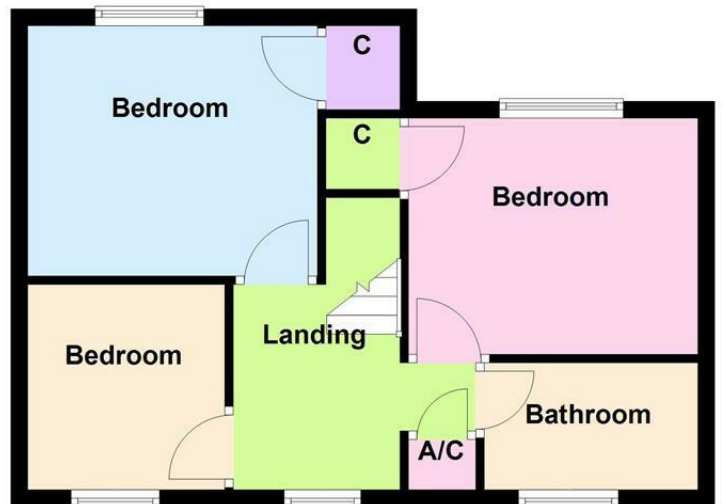
Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	
(92 plus) <b>A</b>	
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	
(39-54) <b>E</b>	
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not energy efficient - higher running costs	
<b>Current</b>	<b>Potential</b>
74	81
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 

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

**Ground Floor**  
Approx. 41.8 sq. metres (449.9 sq. feet)



**First Floor**  
Approx. 39.9 sq. metres (430.0 sq. feet)



**Total area: approx. 81.7 sq. metres (879.9 sq. feet)**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser.  
Plan produced using PlanUp.