



1, Owens View, Bengo  
SG14 3FG  
Offers In Excess Of £1,400,000



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## 1 Owens View, Warren Park Road, Bengeo, Hertfordshire, SG14 3FG

\*\*\*\*CHAIN FREE\*\*\*\* A substantial 6 bedroom detached family home located within arguably Hertford's most sought after residential roads. The property has accommodation in excess of 2500 sq ft and has been previously extended. Arranged over 3 levels, the generous accommodation includes a spacious entrance hall, games room, snug and a large extended kitchen/family room across the back of the house with separate utility room. On the first floor, there are 4 good size bedrooms with a family bathroom and 2 en-suite shower rooms. On the second floor, 2 further double bedrooms, both with en-suite shower rooms. Externally, the property benefits from driveway providing parking for at least 4 cars. The detached double garage is currently arranged as a fully equipped home gym with air conditioning and heating. It also benefits from a boarded, insulated loft space with lighting above, offering excellent additional storage.

This excellent family home is located within the highly acclaimed Warren Park Road only a short walk from Duncombe School. The property offers convenient access to both Hertford East (1.4 miles) & Hertford North (1.3 miles) mainline stations which both provide fast services to London, whilst the exceptional greenspace of Hartham Common with it's many riverside walks, leisure complex and Hertford town centre are also closeby.



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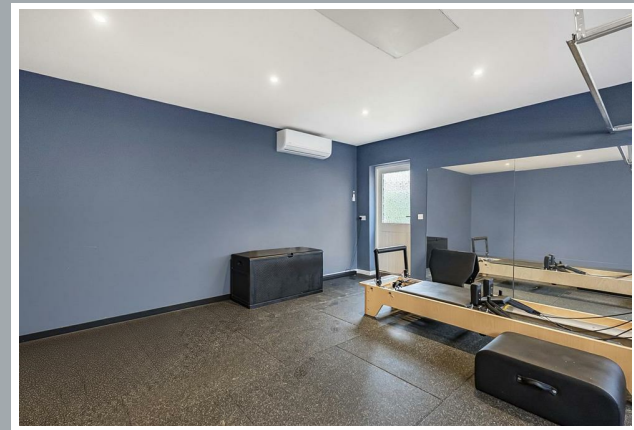
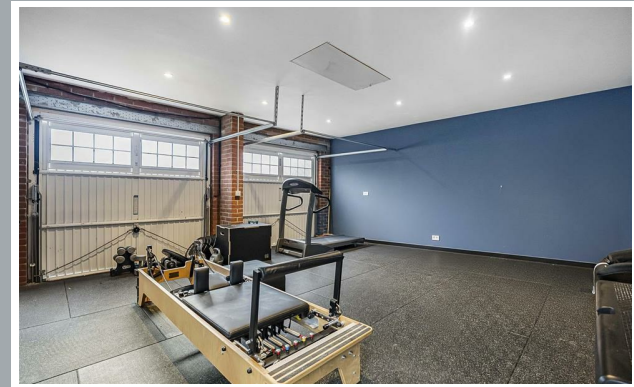
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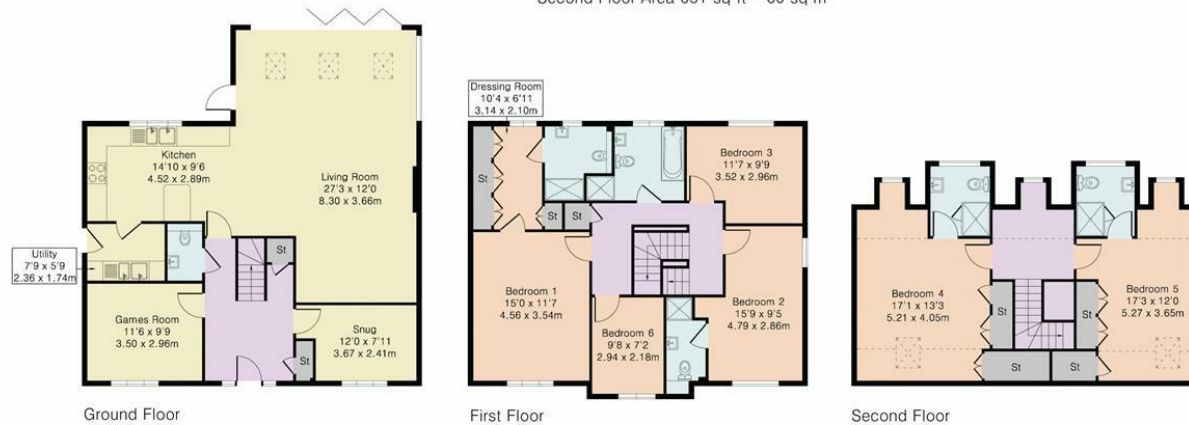


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Approximate Gross Internal Area 2509 sq ft – 233 sq m  
 Ground Floor Area 1009 sq ft – 94 sq m  
 First Floor Area 849 sq ft – 79 sq m  
 Second Floor Area 651 sq ft – 60 sq m



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 as defined by RICS code of measuring practise. No guarantee is given on 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.



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