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Mucklestone House, 3 Keen Avenue, Buntingford,
Hertfordshire, SG9 9GT

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£1,325 Per Calendar Month

Two double bedroom 1st floor flat with allocated parking - Available September 2026.

Master bedroom with en-suite shower room, with second double bedroom.

Open plan kitchen living dining room with Juliet Balcony. Separate family bathroom.

Allocated parking.

Council Tax Band C

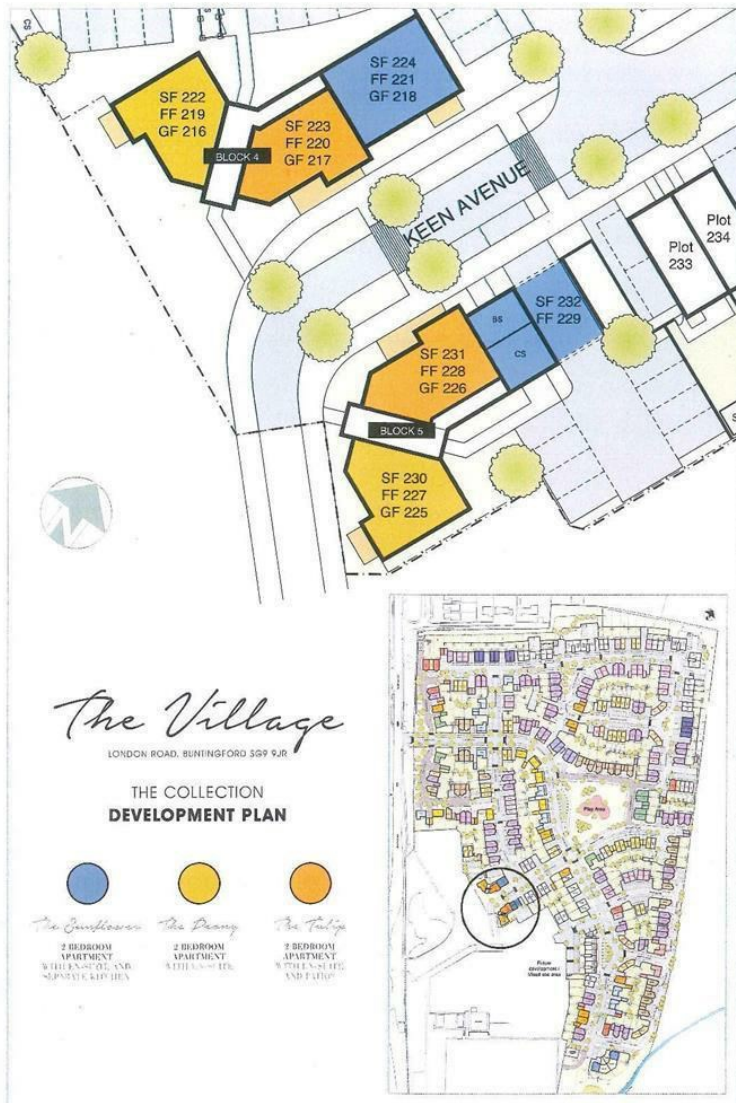
EPC Band B.

Holding Deposit 305.00 (Equivalent to 1 weeks rent)

Deposit 1525.00

Buntingford Lettings 42 High Street, Buntingford, Hertfordshire SG9 9AH | 01763 272 391

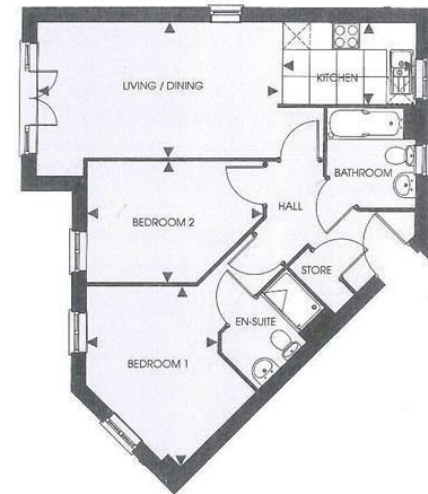
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The Peony

2 BEDROOM APARTMENT WITH EN-SUITE

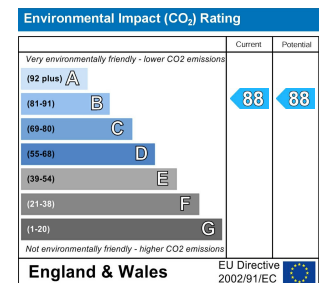
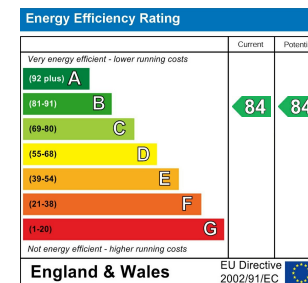
PLOTS: 216, 219, 222, 225(H), 227(H), 230(H)



Kitchen	3.05m x 1.81m	10'0" x 5'11"
Living/Dining	5.33m x 3.01m	17'6" x 9'11"
Bedroom 1	4.01m x 2.92m	13'2" x 9'7"
Bedroom 2	3.91m x 2.70m	12'10" x 8'10"

Total Area: 60.8sq m / 654sq ft

The room sizes shown in this brochure may be taken to the widest points in each room; wall to wall tolerance of +/- 5% is allowed. External finish may vary on certain plots, please check with your Sales Advisor. Some future phase plans may vary slightly from those shown on these pages, please check with your Sales Advisor.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	84
(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	

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, IWestates would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of IWestates estate agents.





