

18, Westfield Road, Bengeo
SG14 3DJ
Price Guide £1,595,000

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18 Westfield Road, Bengeo, Hertfordshire, SG14 3DJ

A rare opportunity to purchase this substantial detached family home occupying a large plot of 0.28 acres in this highly sought after residential road in the heart of Bengeo. The recently extended accommodation comprises of a entrance hall with downstairs wc, extended living room, dining room, sitting room, recently fitted kitchen/diner which opens into a family room and a separate utility room. On the first floor, there are 4 double bedrooms, along with a family bathroom and a separate shower room, whilst on the second floor, there is bedroom 5 and shower room. Externally, the property is approached by a resin bonded driveway providing ample parking and leads to a garage with the remaining front garden laid to lawn. The rear garden is a particular feature of the property which measures approximately 135ft x 55ft.

Westfield Road is widely regarded as one of the most sought after residential roads in Bengeo offering easy access to Hertford North mainline train station (approximately 0.7 miles away by foot), along with localised shops and a choice of excellent schools, whilst Hertford town is less than 1 mile away providing a wider range of shops, eateries and leisure facilities including the Beam Theatre and Hartham Leisure Centre.



70 Fore Street, Hertford, Hertfordshire, SG14 1BY









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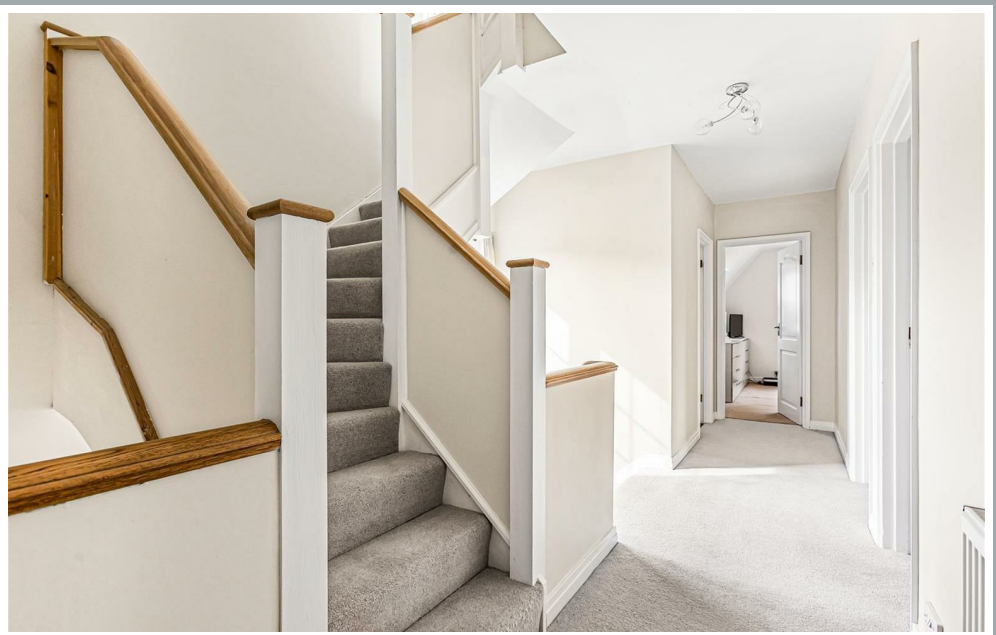
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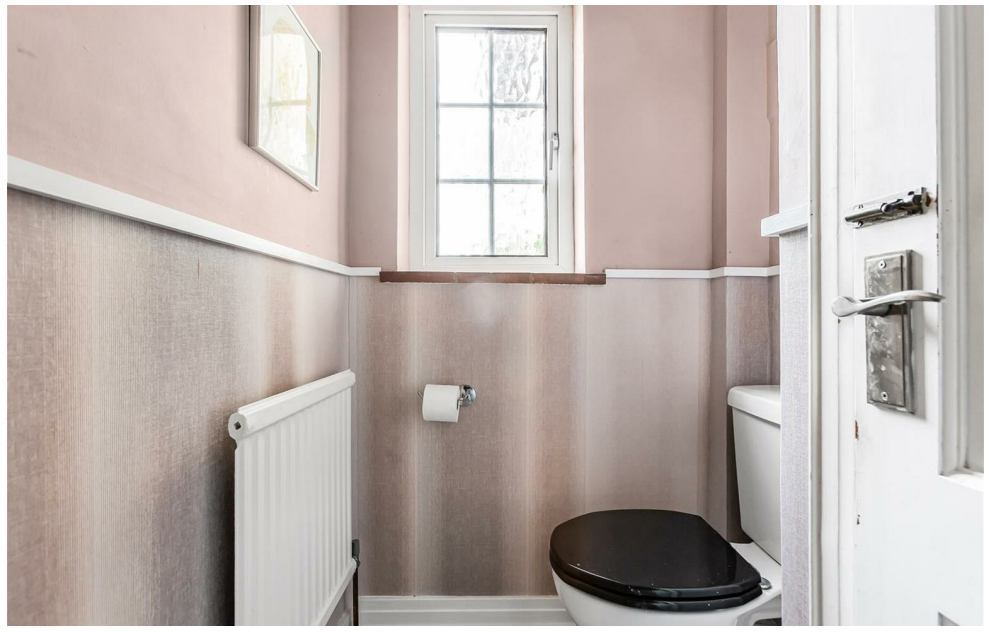




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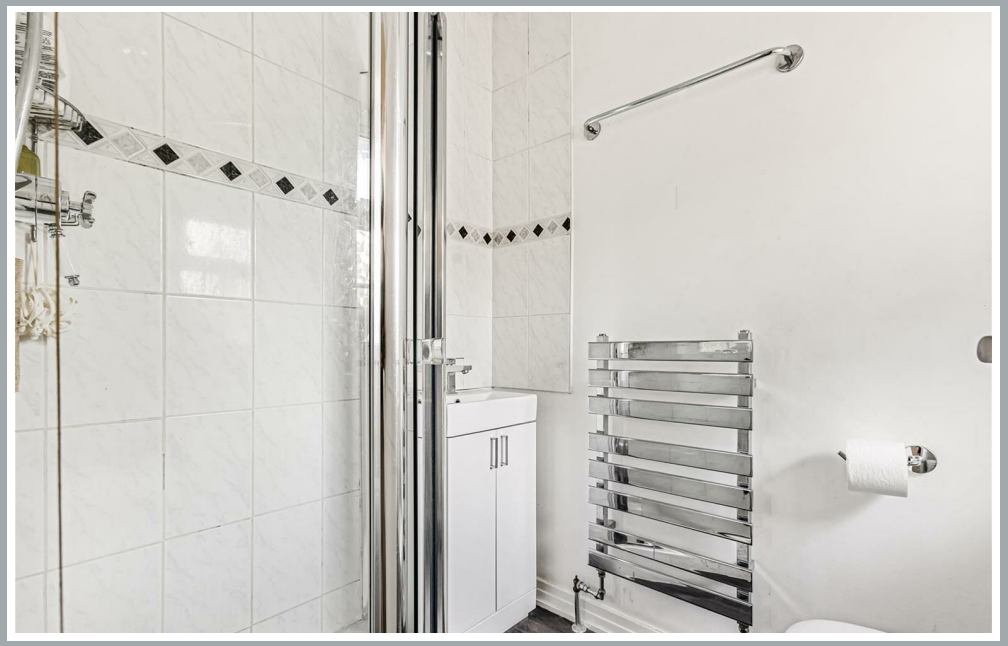


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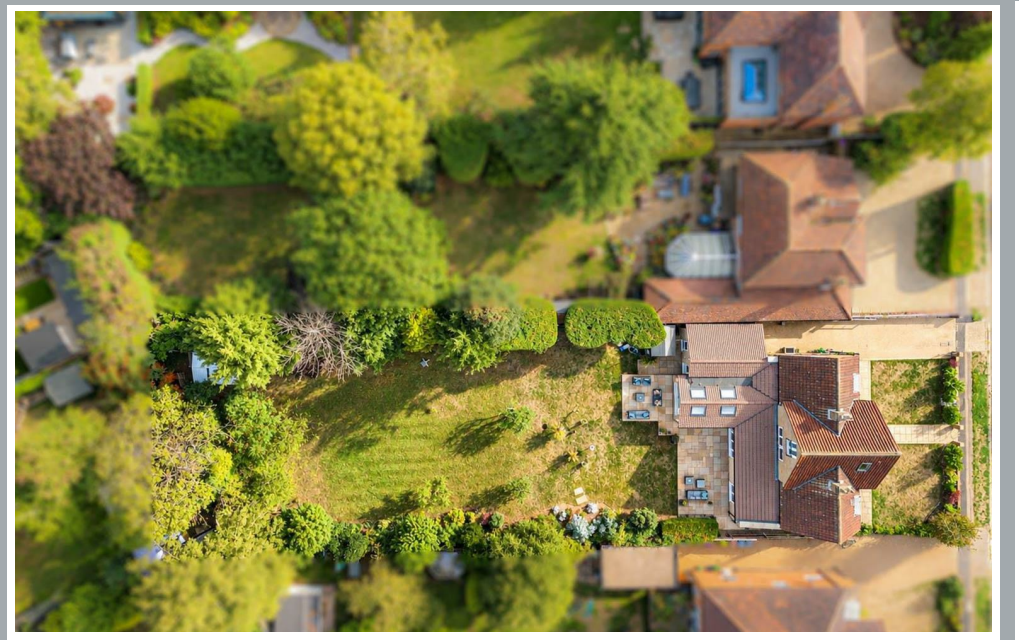




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Approximate Gross Internal Area 2621 sq ft - 243 sq m
(Excluding Garage)

Ground Floor Area 1560 sq ft – 145 sq m
First Floor Area 812 sq ft – 75 sq m
Second Floor Area 249 sq ft – 23 sq m
Garage Area 139 sq ft – 13 sq m



PINKPLAN

Floor plan produced in accordance with RICS Property Measurement 2nd Edition. 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 and no guarantee is given on the 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.

Steven Oates

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