



29 Martins Drive, Hertford, SG13 7TA

Price guide £635,000

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SG13 | SIMON BALLE & RICHARD HALE SCHOOL CATCHMENT

Greenhill Estates are delighted to offer this beautifully extended and immaculately presented four-bedroom detached family home, ideally positioned within the highly sought-after Foxholes development. Boasting three versatile reception rooms, four generous bedrooms, two bathrooms, a modern fitted kitchen and a sunny landscaped rear garden, this exceptional property provides the perfect balance of style, space and practicality for modern family living.

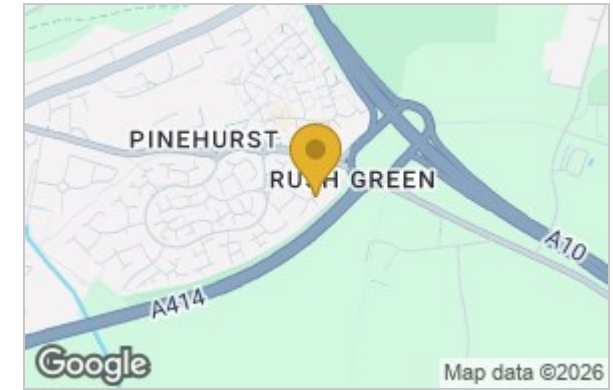
Located within the highly desirable Simon Balle and Richard Hale school catchments, the property is perfectly suited to growing families seeking access to some of Hertfordshire's most highly regarded schools. Combining spacious accommodation with a safe and family-friendly setting, Martins Drive remains one of Hertford's most desirable residential addresses.

Hertford town centre is within easy reach, offering a vibrant mix of independent shops, cafés, restaurants and leisure facilities, while commuters will appreciate the convenience of Hertford's two mainline stations, providing direct access into London and making this a genuine commuter's dream.

Beautifully maintained throughout and ready for immediate occupation, this is a rare opportunity to acquire a turnkey family home in one of SG13's most desirable locations. Viewing is highly recommended.



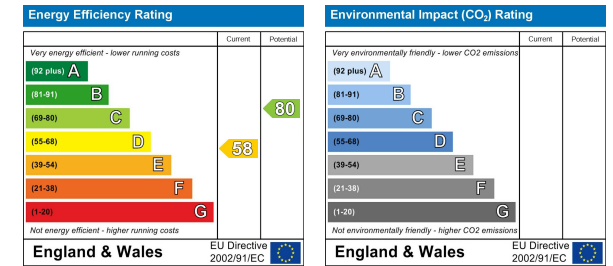
## Area Map



## Floor Plan



## Energy Efficiency Graph



Whilst we endeavour to make our sales particulars fair, accurate and reliable, they are only intended as a general guide to the property. Measurements and distances are approximate and some photos have been edited to enhance the colours and presentation using ai tools. While the Foxholes development falls under the general catchment for Simon Balle and Richard Hale, catchment areas can occasionally be subject to distance adjustments depending on the size of the applicant pool for a given year. These particulars do not form part of any offer or contract. If there are important matters that are likely to affect your decision to buy, please contact us before viewing the property. Please note that we have not tested the services, equipment or appliances in this property, accordingly, we advise prospective buyers to commission their own survey or service reports before finalising any offer to purchase.

Sopers House Sopers Road, Cuffley, EN6 4RY  
 Tel: 01707 802001 Email: sales@greenhillestates.co.uk <https://www.greenhillestates.co.uk>