



20, The Chestnuts, Puckeridge
SG11 1DQ
Offers In Excess Of £450,000



stevenoates.com



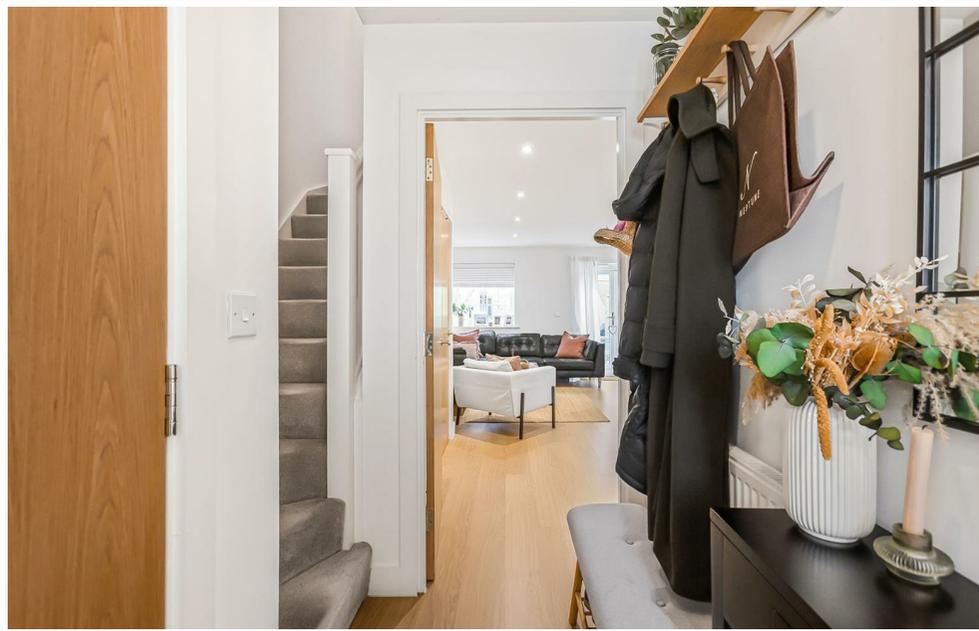
20 The Chestnuts, Puckeridge, Herts, SG11 1DQ

Built in 2019 by the highly regarded Beverley Homes, this beautifully presented three-bedroom semi-detached home is tucked away in a quiet cul-de-sac within the sought-after village of Puckeridge. The property offers well-balanced and contemporary accommodation throughout. A spacious entrance hallway leads to an impressive open-plan lounge/dining/kitchen area. The ground floor also benefits from a cloakroom. To the first floor are three well-proportioned bedrooms, including a principal bedroom with en-suite shower room, alongside a modern family bathroom. Externally, the property provides off-street parking for two to three vehicles. The rear garden enjoys a desirable westerly aspect and is thoughtfully arranged with a paved patio, decked seating area and lawn. Further benefits include a valid NHBC warranty and excellent potential for further extension, subject to the usual planning consents.

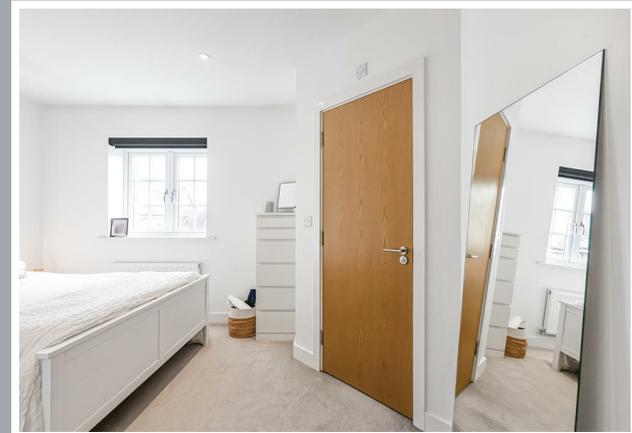
The Chestnuts is ideally situated in the heart of Puckeridge, one of East Hertfordshire's most sought-after and well-connected villages. The village provides two traditional public houses and highly regarded schools, making it particularly popular with families and professionals alike. For a wider selection of shopping and leisure facilities, the nearby market towns of Ware, Hertford and Bishop's Stortford are all within easy reach. Puckeridge enjoys excellent transport links. The A10 and A120 are close by, providing convenient access to London, Cambridge and the M11. Mainline rail services from nearby Ware, Hertford East and Bishop's Stortford offer regular connections into London Liverpool Street, making the location ideal for commuters.



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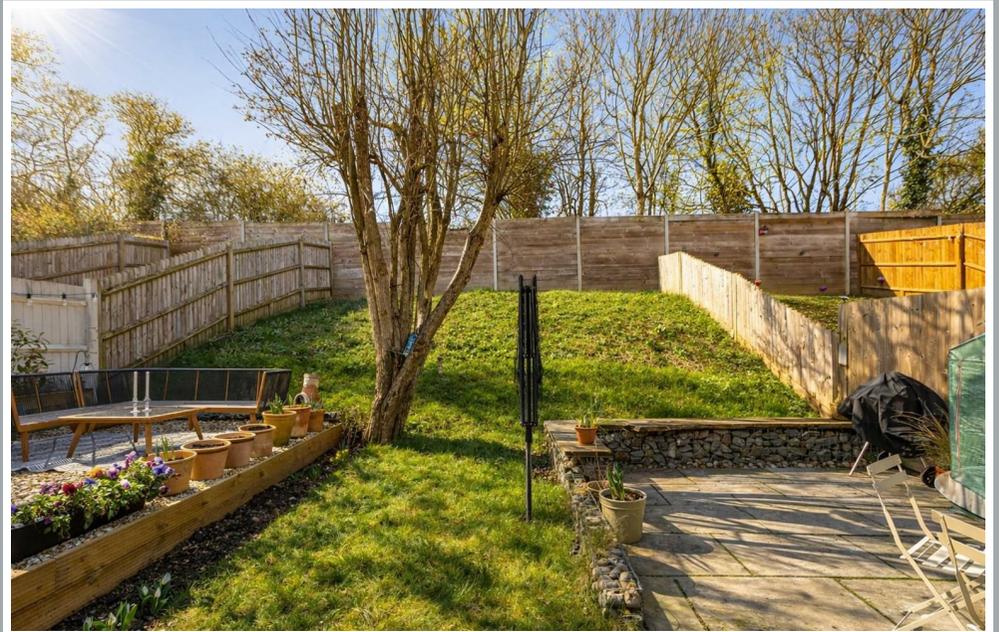


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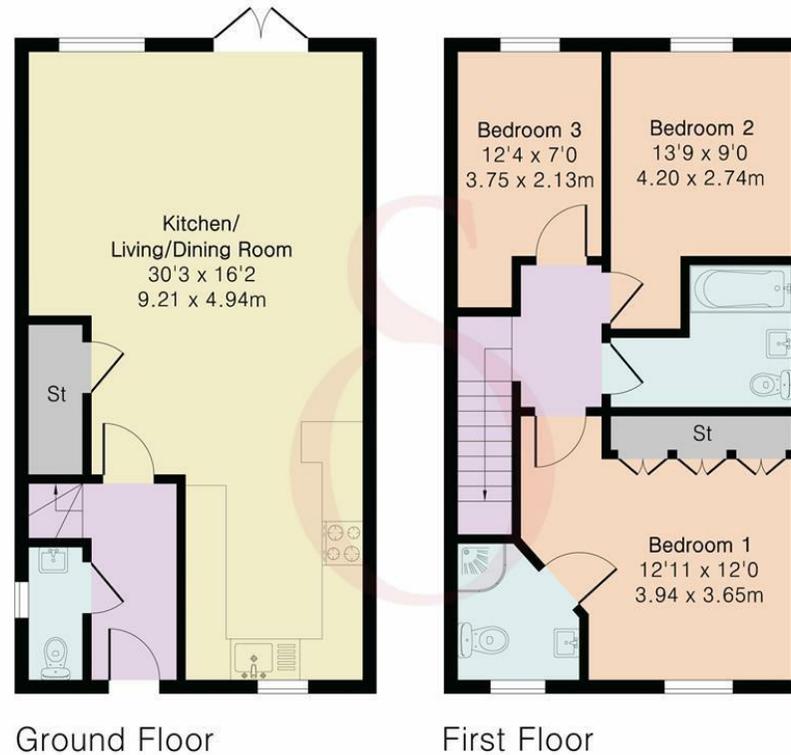


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Approximate Gross Internal Area 980 sq ft - 90 sq m

Ground Floor Area 490 sq ft – 45 sq m

First Floor Area 490 sq ft – 45 sq m



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.



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