



21, The Copse, Hertford

SG13 7TX

Guide Price £380,000



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## 21 The Copse, Hertford, Herts, SG13 7TX

\*\*\*\*CHAIN FREE\*\*\*\* A two bedroom mid terrace house located within a popular residential road on the ever popular Foxholes development, conveniently situated for the A10 transport links and Hertford Towns multiple facilities. The property is modern throughout benefiting from 584 sq ft of accommodation and is arranged over two floors. On the ground floor there is a entrance hallway, lounge / dining room, ground floor WC and kitchen. On the first floor, there are two double bedrooms and modern shower room. Externally, there is a secluded landscaped rear garden and allocated parking space in a resident car park with further roadside parking for guests. Call now to view.

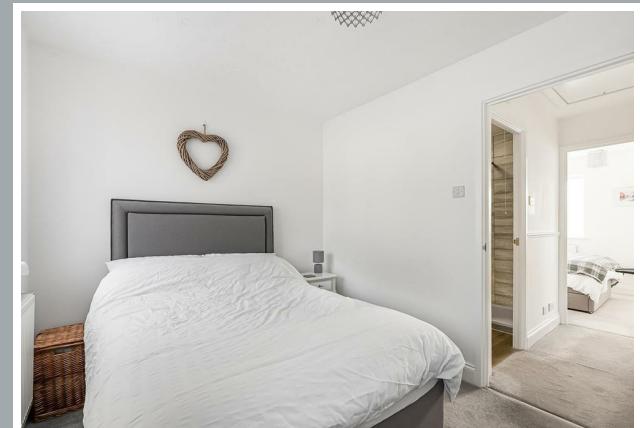
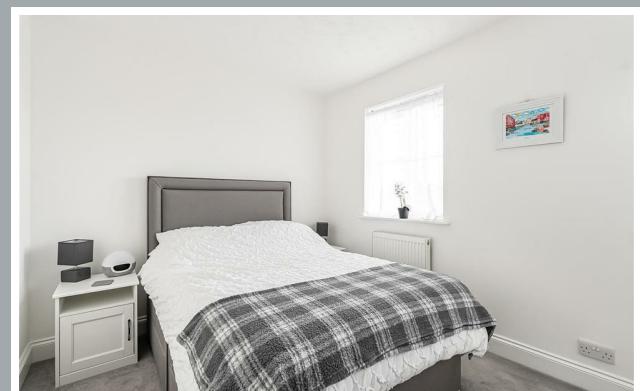
Situated within a popular Foxholes cul de sac, the property is ideally located for access to both the A10 and A414 trunk roads which connect to the A1(m) and M25. Hertford town centre is approximately 1.5 miles away providing a wide variety of shops, restaurants and mainline stations serving London. Locally schooling is excellent and this property is particularly convenient for Hertford's favoured SG13 schooling.



70 Fore Street, Hertford, Hertfordshire, SG14 1BY



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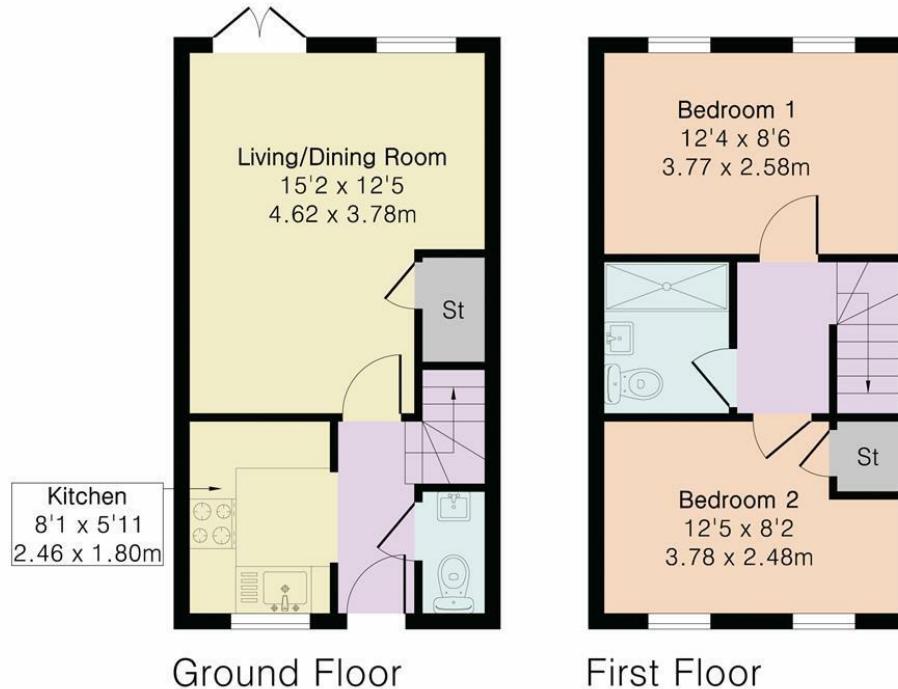


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## Approximate Gross Internal Area 584 sq ft - 54 sq m

Ground Floor Area 292 sq ft - 27 sq m

First Floor Area 292 sq ft - 27 sq m



PINK PLAN

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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