



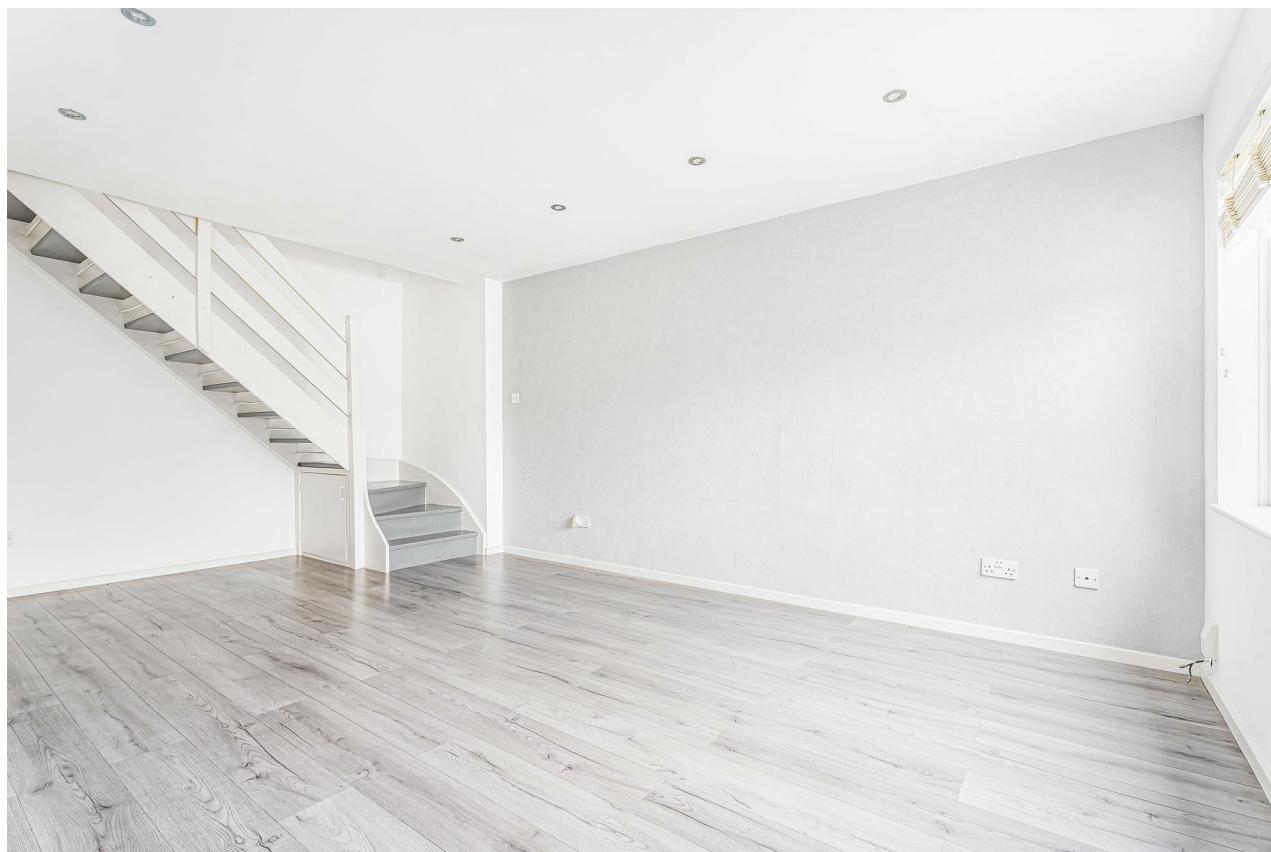
11, Willowmead, Hertford

SG14 2AT

Guide Price £390,000



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11 Willowmead, Hertford, Herts, SG14 2AT

A well presented 2 double bedroom modern house located within a highly sought after cul de sac road within easy reach of Hertford North station and Hertford town centre. The ground floor comprises a entrance porch leading into a spacious living room, which in turn opens into a modern kitchen/diner. On the first floor are two generously sized double bedrooms and family bathroom. Externally, there is a garage en bloc and ample on street parking. The rear garden is designed for low maintenance, featuring a decked seating area followed by gravel, along with a rear gate providing convenient pedestrian access. Early viewing is highly recommended to avoid disappointment.

Located in a popular residential area yet within a short walk of Hertford Town centre and Hertford North BR Station. Both Hertford North BR Station and Hertford East Station service trains to popular stations within London including London Liverpool Street, Tottenham Hale, Highbury & Islington and Moorgate. Hertford is a fantastic County Town which boasts a range of amenities, include an array of local shops, restaurants and bars, sporting facilities and has two beautiful parks with Hartham Common in the heart of town and Panshanger Park close by the property.



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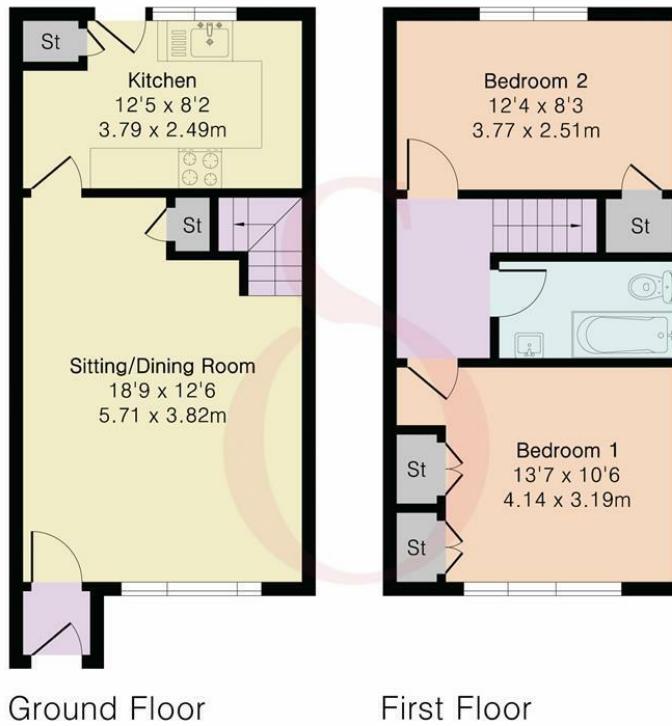


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Approximate Gross Internal Area 754 sq ft - 70 sq m

Ground Floor Area 383 sq ft - 36 sq m

First Floor Area 371 sq ft - 34 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.



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