



76, Newland Gardens, Hertford
SG13 7WX

Asking Price £335,000



stevenoates.com



76 Newland Gardens, Hertford, Herts, SG13 7WX

Steven Oates are delighted to offer this immaculately presented two double bedroom apartment, ideally situated within this highly sought-after development just a short walk from Hertford Town Centre and Hertford East Station. Beautifully refurbished by the current owner, this impressive home offers spacious, stylish and contemporary accommodation throughout. The property welcomes you with a generous entrance hallway featuring ample storage cupboards, leading to a bright and spacious living room with French doors opening onto a private balcony overlooking the attractive communal grounds. The accommodation further comprises a stunning refitted kitchen finished to a high standard, two well-proportioned double bedrooms, including a principal bedroom with en-suite shower room and a modern family bathroom. Externally, residents benefit from beautifully maintained communal gardens, access to a well-equipped residents' gym, secure underground parking, and a number of visitor parking spaces.

Newland Gardens is a highly regarded and well-maintained development ideally positioned on the eastern side of Hertford, offering the perfect balance of convenience and tranquillity. The property is within easy walking distance of Hertford Town Centre, which provides an excellent selection of independent shops, restaurants, cafés, bars and everyday amenities. For commuters, Hertford East Station is just a short walk away and offers regular direct services into London Liverpool Street, while Hertford North Station provides additional links to London Moorgate and King's Cross. The area is well served by a range of highly regarded schools, leisure facilities and picturesque green spaces, including the beautiful Hartham Common, which offers open parkland, riverside walks, sports facilities and a leisure centre. Excellent road connections are also available via the A10, M25 and A414, making the location ideal for both commuters and families. Combining a peaceful residential setting with easy access to the town centre and transport links, Newland Gardens remains one of Hertford's most desirable apartment developments.



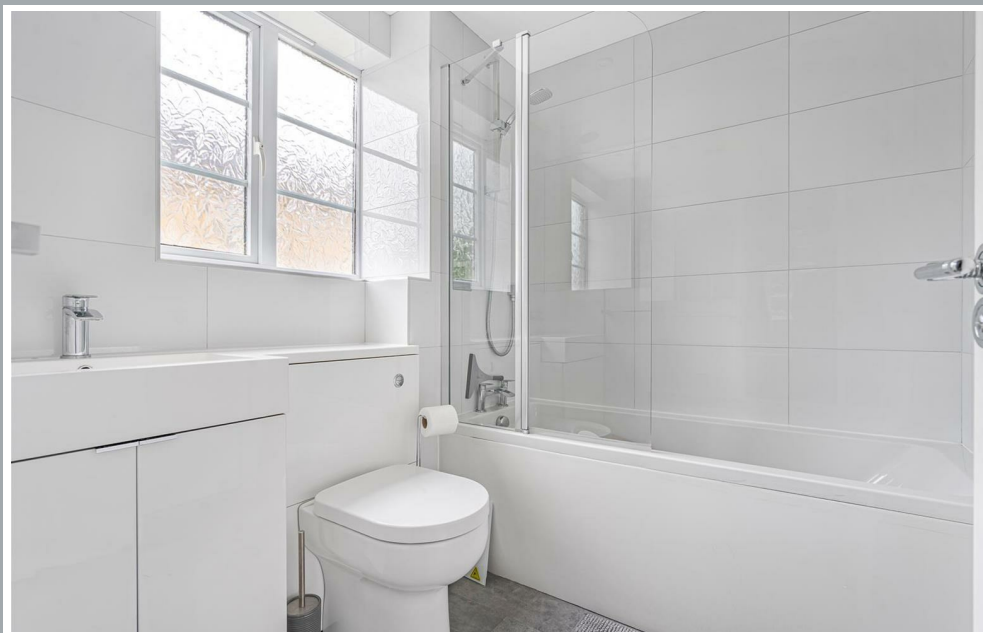
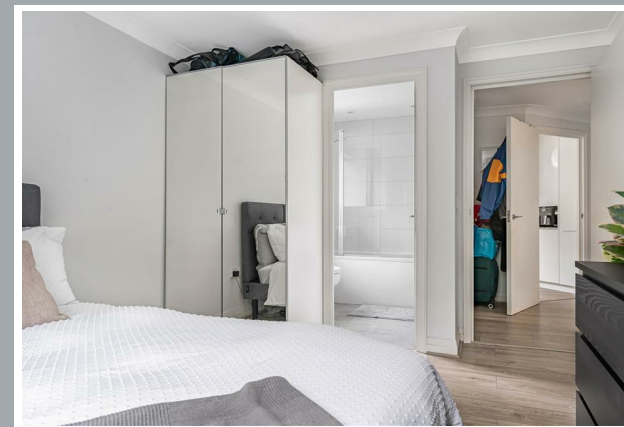
70 Fore Street, Hertford, Hertfordshire, SG14 1BY



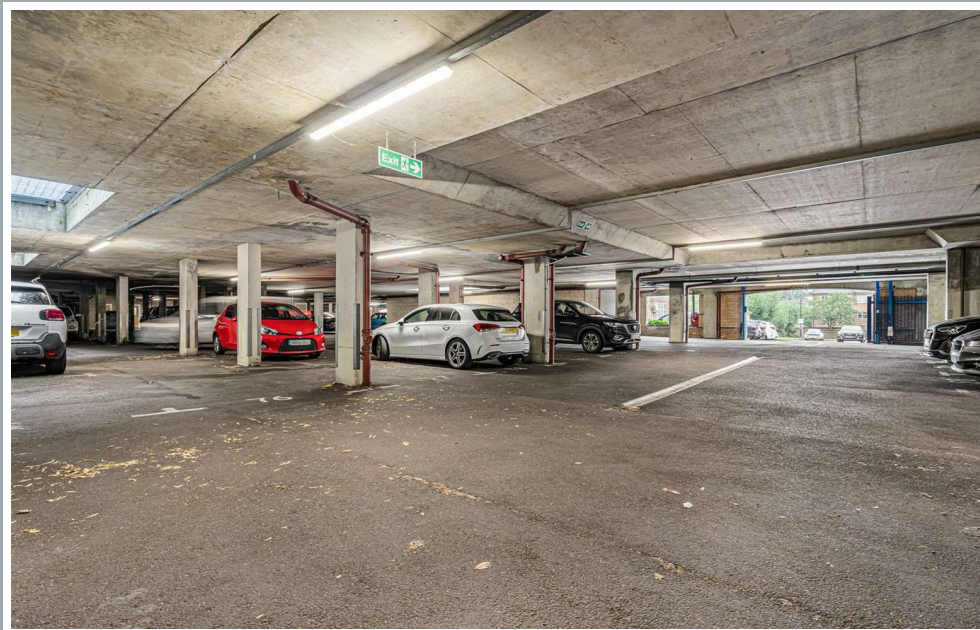
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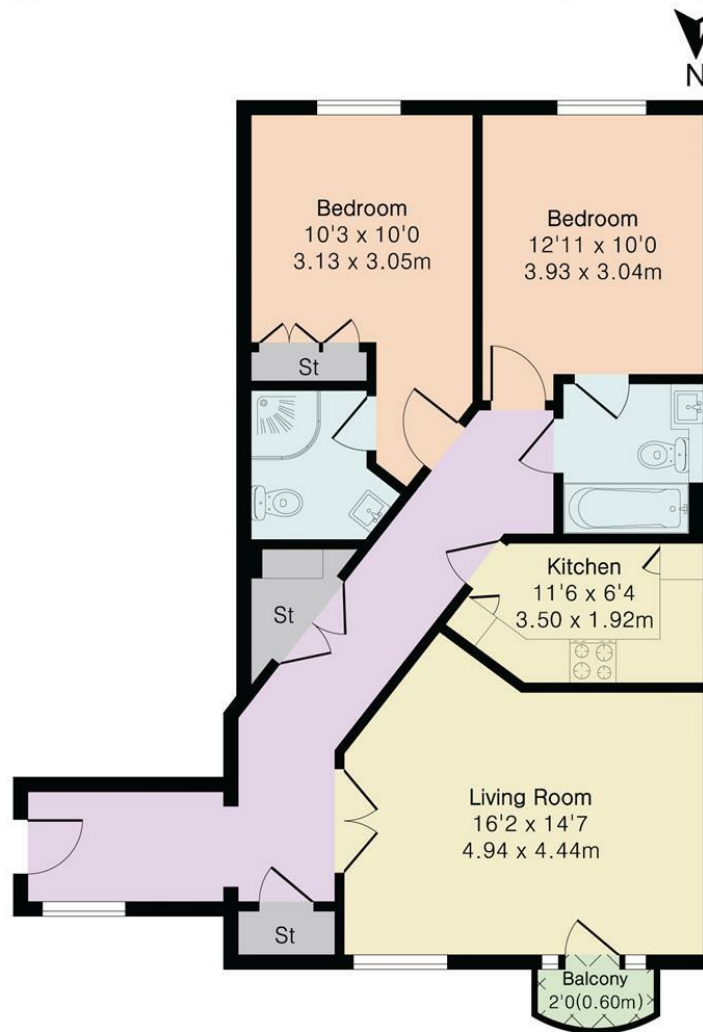


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Approximate Gross Internal Area 827 sq ft - 77 sq m



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