



Williams Estate Agents

Present:

110
Brampton Road
Hereford, HR2 7DJ

Guide Price £205,000

Three Bedroom Property - Two Receptions - Off Road Parking - Central Heating / Double Glazing - Established Area -



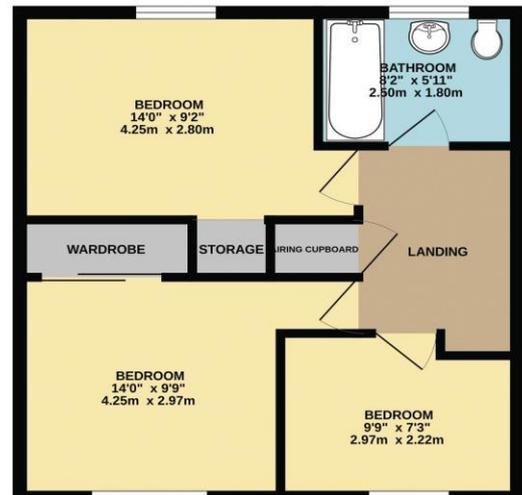
110 Brampton Road, , Hereford, HR2 7DJ

The Property: A well presented three bedroom middle terraced property which benefits from central heating, double glazing, rear gardens with newly laid paved off road parking to the front and good sized overall accommodation. Vendor has informed that permission for the kerb to be lowered has been gained to provide off road parking. Located to the South West of the city with great local amenities.

GROUND FLOOR
460 sq.ft. (42.7 sq.m.) approx.



1ST FLOOR
441 sq.ft. (40.9 sq.m.) approx.



TOTAL FLOOR AREA : 900 sq.ft. (83.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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ACCOMMODATION

Please See Floorplan For Measurements

Entrance Hall

With stairs to first floor, doors off to:

Sitting Room

With feature gas fire, double glazed front aspect, opening into Dining Area

Dining Room

With double glazed window to rear aspect, radiator, doors to kitchen.

Kitchen

With a range of kitchen units, sink, plumbing for washing machine, door to rear garden, return door to hall, built in cooker and hob with hood over.

First Floor Landing

With airing cupboard housing water tank, doors off to:

Bedroom 1

With built in wardrobe.

Bedroom 2

With Built in cupboard

Bedroom 3

With double glazed front aspect, radiator.

Bathroom

With a white suite comprising bath with shower over, Wc, wash hand basin.

Exterior

With paved approach frontage and rear laid to decking and patio areas. Thinking of Selling? Contact Williams for a free valuation on 01432 277734 or contact@williamsestateagents.co.uk

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These PARTICULARS are for guidance purposes only. Williams do not survey the property. They do not constitute any part of an offer or contract. All information released by Williams Estate Agents should be confirmed by a solicitor before you exchange contracts.