

Jonathan Hunt

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21 Woodlands Road, Hertford, Hertfordshire, SG13 7JE

£459,950

JONATHAN HUNT are pleased to offer this THREE BEDROOM, SEMI-DETACHED family home situated within WALKING DISTANCE to Hertford East station and town centre, as well as a local primary school. Being offered CHAIN FREE, the property further benefits from two reception rooms, private driveway and a raised position with far reaching views. Truly not one to be missed, the property must be viewed internally to be fully appreciated.

Buntingford Branch - Company No. 10303541 VAT No. 10303541

Ware Branch - Company No. 4759215 VAT No. 700174975

21 Woodlands Road, Hertford, Hertfordshire, SG13 7JE

FRONT ASPECT



KITCHEN



ENTRANCE HALL

LIVING ROOM



FIRST FLOOR LANDING



DINING ROOM



BEDROOM ONE



21 Woodlands Road, Hertford, Hertfordshire, SG13 7JE

BEDROOM TWO



BEDROOM THREE



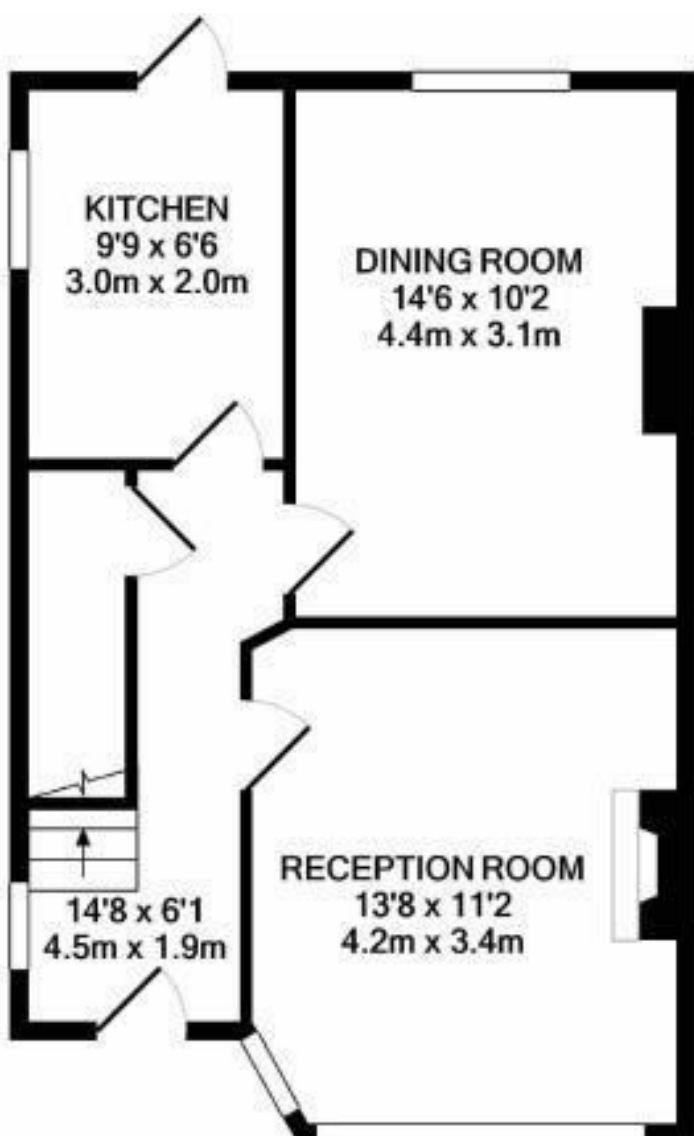
SHOWER ROOM



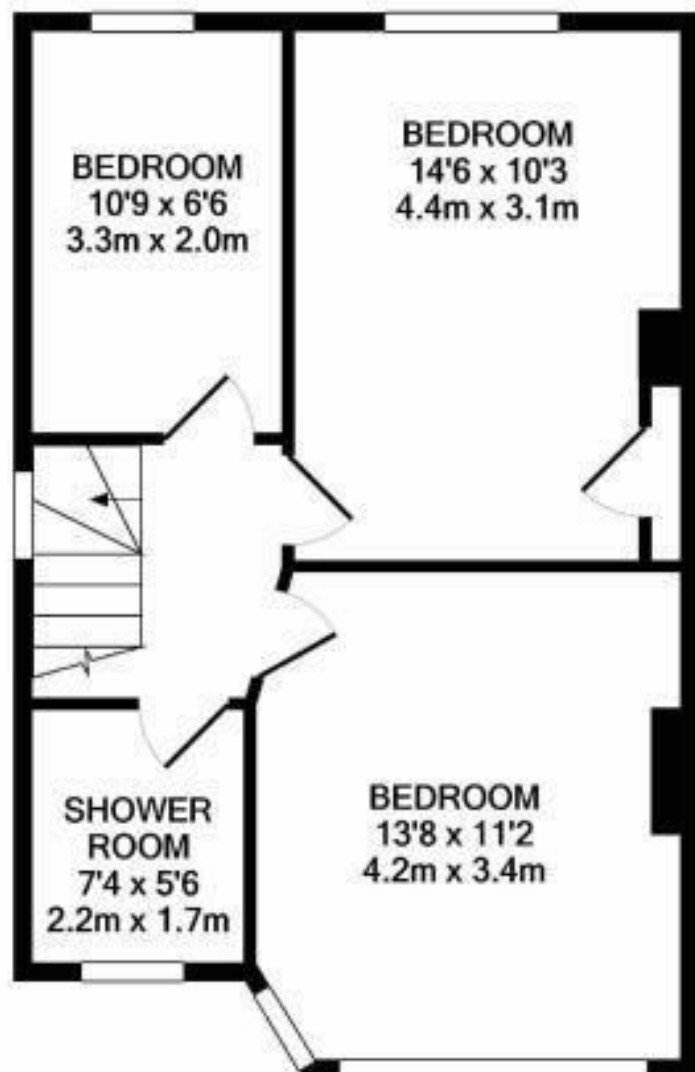
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

REAR GARDEN



GROUND FLOOR
APPROX. FLOOR
AREA 444 SQ.FT.
(41.2 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 440 SQ.FT.
(40.9 SQ.M.)

TOTAL APPROX. FLOOR AREA 884 SQ.FT. (82.1 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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