

Jonathan Hunt

ESTATE AGENCY

20 High Street Ware SG12 9BX

Tel: 01920 411090

8 High Street Buntingford SG9 9AG

Tel: 01763 272727

info@jonathan-hunt.co.uk

www.jonathanhunt.co.uk



6 The Homesteads, Hunsdon, Hertfordshire, SG12 8QJ

£450,000

JONATHAN HUNT are pleased to offer this beautifully presented THREE BEDROOM village home featuring a 100ft + rear garden. The property has been improved by the current owners to include a new Bathroom suite, redecoration throughout and OFF STREET PARKING FOR TWO CARS. Viewing recommended.

Buntingford Branch - Company No. 10303541 VAT No. 10303541

Ware Branch - Company No. 4759215 VAT No. 700174975

6 The Homesteads, Hunsdon, Hertfordshire, SG12 8QJ

ENTRANCE HALL

LIVING ROOM 12'5" x 11'9" (3.8 x 3.6)



BEDROOM ONE 12'5" x 9'10" (3.8 x 3)



BEDROOM TWO 12'5" x 10'2" (3.8 x 3.1)



KITCHEN/DINING ROOM 18'10 x 10 (5.74m x 3.05m)



BEDROOM THREE 10'11" x 8'2" (3.33 x 2.5)



DINING AREA



FIRST FLOOR

6 The Homesteads, Hunsdon, Hertfordshire, SG12 8QJ

BATHROOM



PATIO



UTILITY 6'6" x 6'6" (2 x 2)



GARDENS



REAR GARDEN



REAR ASPECT



DRIVEWAY

6 The Homesteads, Hunsdon, Hertfordshire, SG12 8QJ

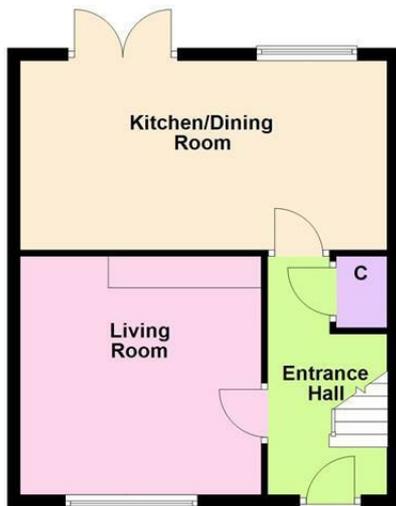
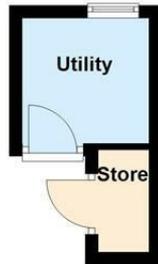


Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
72	87
EU Directive 2002/91/EC	

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	
71	85
EU Directive 2002/91/EC	

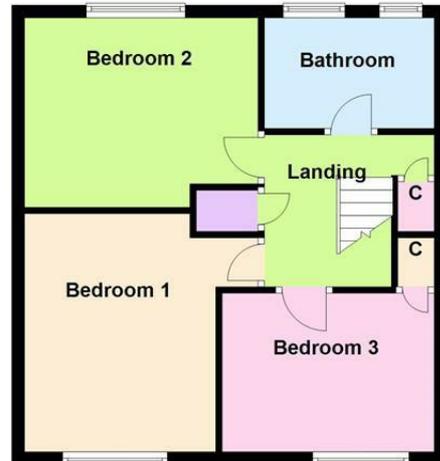
Ground Floor

Approx. 45.3 sq. metres (488.1 sq. feet)



First Floor

Approx. 44.6 sq. metres (480.4 sq. feet)



Total area: approx. 90.0 sq. metres (968.5 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser.
Plan produced using PlanUp.