

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



Jonathan
Hunt
Estate Agency



11 Peasmead, Buntingford, Hertfordshire, SG9 9SF

Asking Price £325,000

This two-bedroom home, offered chain-free, presents an ideal opportunity for first-time buyers or those looking to downsize. Located in a tranquil cul-de-sac, this property boasts a serene setting, while being conveniently close to Buntingford town centre and its amenities. Though in need of modernisation, the house offers immense potential to create your perfect home. Additional features include allocated off-street parking and a south-facing rear garden, ensuring ample sunlight and outdoor enjoyment. Don't miss out on this promising property with a great location and fantastic potential!

Buntingford Branch - Company No. 10303541 VAT No. 10303541

Ware Branch - Company No. 4759215 VAT No. 700174975

11 Peasmead, Buntingford, Hertfordshire, SG9 9SF

LOUNGE 15'1" x 9'3" (4.62 x 2.82)



BEDROOM ONE 9'10" x 9'5" (3.01 x 2.88)



DINING AREA 8'5" x 6'7" (2.58 x 2.01)



BEDROOM TWO 9'3" x 8'3" (2.83 x 2.53)



KITCHEN 8'2" x 5'2" (2.49 x 1.59)



BATHROOM 6'9" x 5'9" (2.06 x 1.76)



11 Peasmead, Buntingford, Hertfordshire, SG9 9SF

REAR GARDEN



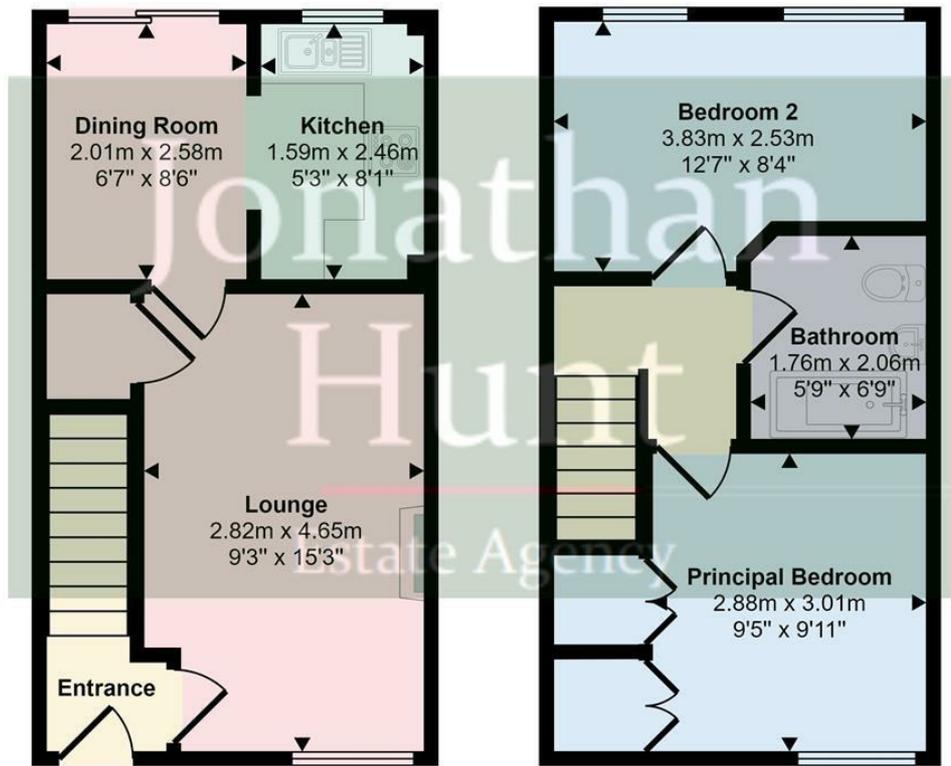
ALLOCATED PARKING



Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	
(92 plus) A	87
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
65	
England & Wales	EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating	
	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	87
(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	
62	
England & Wales	EU Directive 2002/91/EC

Approx Gross Internal Area
56 sq m / 602 sq ft



Ground Floor
Approx 28 sq m / 296 sq ft

First Floor
Approx 28 sq m / 306 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.