

# 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](mailto:info@jonathan-hunt.co.uk)

[www.jonathanhunt.co.uk](http://www.jonathanhunt.co.uk)



**3 Cumberlow Green Cottages Cumberlow Green, Rushden, Buntingford, SG9**

**Price Guide £350,000**



**3 Cumberlow Green Cottages Cumberlow Green, Rushden, Buntingford, SG9 0QD**

Jonathan Hunt are delighted to present this charming two-bedroom rural property, complete with a private driveway and a generous rear garden. Inside, the home features a well-equipped modern kitchen/diner, a bright and welcoming lounge with wooden flooring and a log burner, two bedrooms, and a family bathroom. The property benefits from oil-fired central heating throughout. Outside, the sunny and secluded rear garden backs onto open paddock land, offering a peaceful outlook. Off-street parking is available for two vehicles



**LOUNGE 15'4" x 11'9" (4.68 x 3.59)**

**KITHEN DINER 18'6" x 9'8" (5.64 x 2.96)**

**PRINCIPAL BEDROOM 15'7" x 11'10" (4.75 x 3.62)**

**BEDROOM TWO 9'10" x 9'1" (3.02 x 2.78)**

**BATHROOM 8'11" x 6'11" (2.73 x 2.12)**



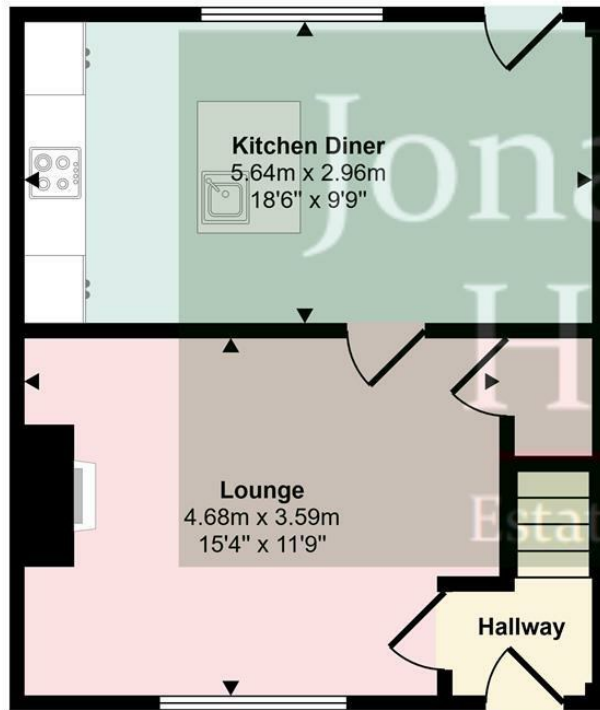




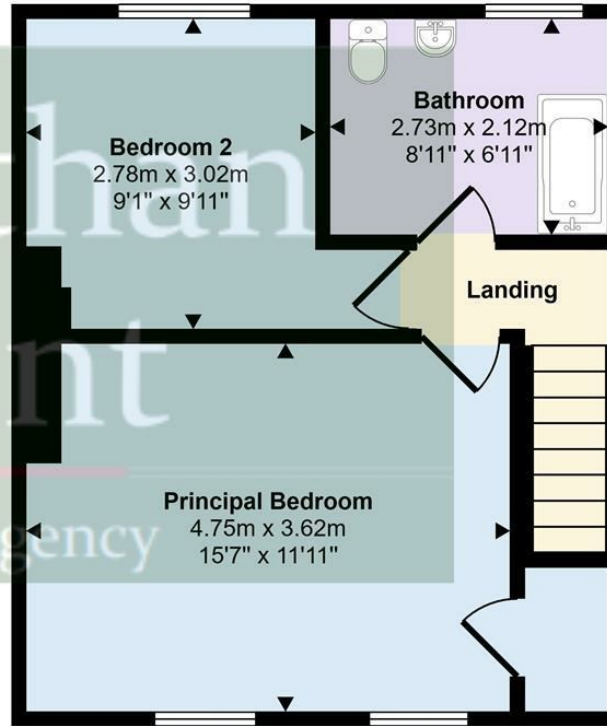




Approx Gross Internal Area  
76 sq m / 819 sq ft



Ground Floor  
Approx 37 sq m / 402 sq ft



First Floor  
Approx 39 sq m / 416 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.



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