

Jonathan Hunt

ESTATE AGENCY

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63 Fairfield, Buntingford, SG9 9NZ

Offers In Excess Of £400,000

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Project Opportunity

A great chance to secure a three-bedroom semi-detached home with plenty of space and genuine potential, set in a popular spot within easy reach of the town centre and the village of Aspenden. Inside, you'll find a generous lounge/diner, a well-proportioned kitchen and a downstairs WC, giving you a solid and practical layout to work from as you plan your improvements. Upstairs, there are three good-sized bedrooms and a large family bathroom.

The rear garden enjoys a westerly aspect, offering afternoon and evening sun, while the integral garage provides secure parking or scope to be incorporated into the main house to create additional living space if required. A driveway offers off-street parking and adds everyday convenience.

The property now requires updating throughout, making it an ideal project for anyone keen to put their own stamp on a home or explore extension possibilities (subject to planning).



ENTRANCE HALL

CLOAKROOM

LOUNGE DINER 20'9" x 19'7" (6.35 x 5.98)

KITCHEN 11'6" x 7'11" (3.51 x 2.43)

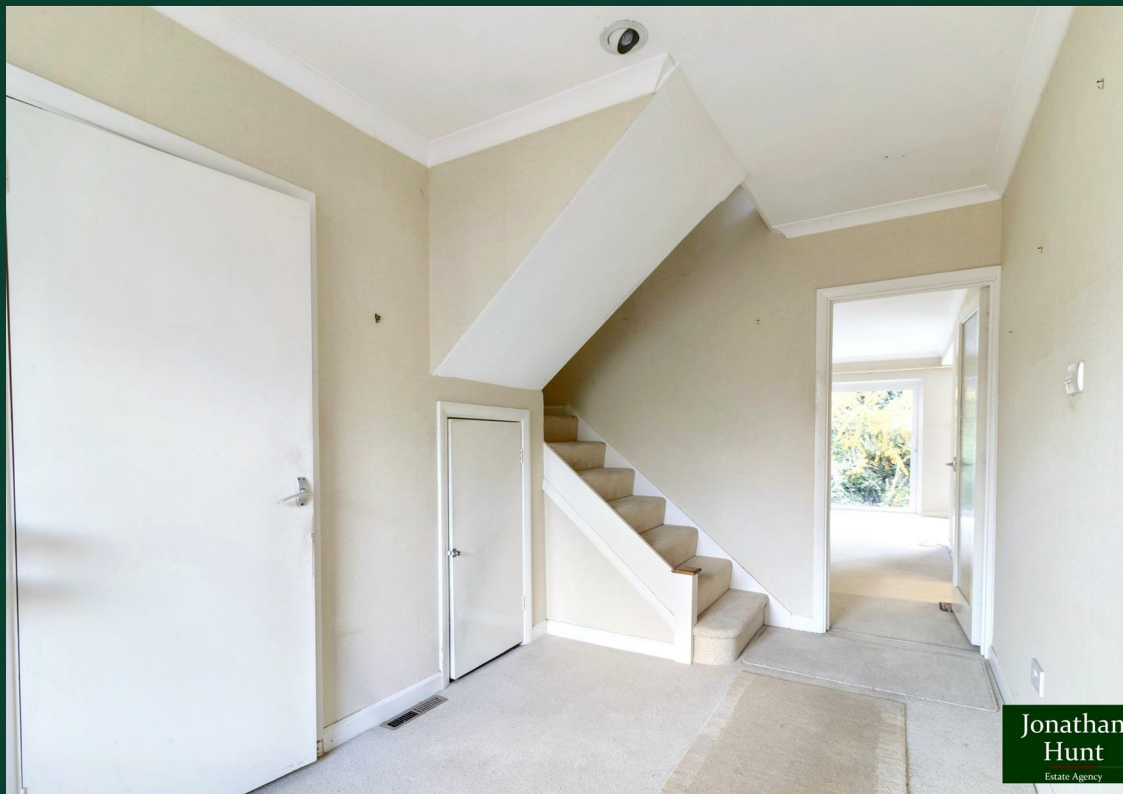
PRINCIPAL BEDROOM 16'11" x 10'4" (5.17 x 3.15)

BEDROOM TWO 16'8" x 8'8" (5.1 x 2.66)

BEDROOM THREE 10'7" x 8'9" (3.23 x 2.67)

BATHROOM 10'5" x 6'9" (3.19 x 2.06)

INTEGRAL GARAGE 16'9" x 8'1" (5.11 x 2.48)



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Approx Gross Internal Area
121 sq m / 1302 sq ft



Ground Floor
Approx 66 sq m / 707 sq ft

 Denotes head height below 1.5m

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.

