

# 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



**20 Bridgefoot, Buntingford, SG9 9HL**

**Offers Invited £389,995**

Offered Chain Free... A Three-Bedroom Home with Garage & Garden – Modernisation Opportunity

Located in a quiet cul-de-sac just a short walk from Buntingford High Street, this three-bedroom property offers an exciting opportunity for modernisation and personalisation.

The home benefits from off-street parking and a large single garage, which (subject to planning permission) presents excellent potential to be incorporated into the main living space. Inside, the property features three generously sized bedrooms, a spacious lounge, and a sunny rear garden—ideal for family living.

With scope to renovate and reconfigure, this property is perfect for those looking to create a bespoke family home in a sought-after location.

Buntingford Branch - Company No. 10303541 VAT No. 10303541

Ware Branch - Company No. 4759215 VAT No. 700174975



## 20 Bridgefoot, Buntingford, SG9 9HL

**LOUNGE 13'7" x 12'10" (4.15 x 3.93)**



**CONSERVATORY 11'10" x 5'4" (3.63 x 1.63)**



**KITCHEN/DINING ROOM 17'1" x 9'0" (5.21 x 2.75)**



**PRINCIPAL BEDROOM 13'6" x 9'7" (4.13 x 2.94)**



**GROUNDFLOOR SHOWER ROOM 8'7" x 5'0" (2.64 x 1.54)**



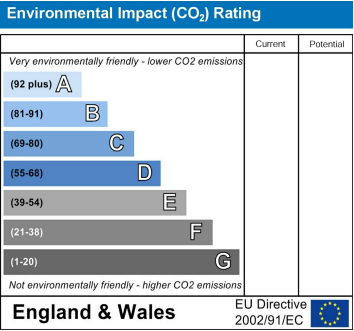
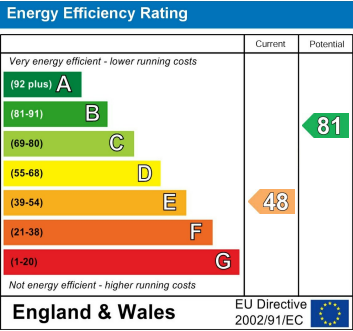
**BEDROOM TWO 12'2" x 7'4" (3.71 x 2.26)**





20 Bridgefoot, Buntingford, SG9 9HL

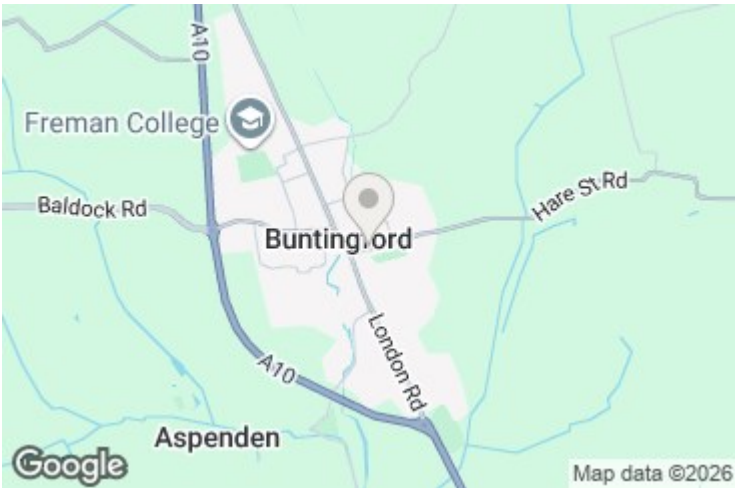
BEDROOM THREE 9'1" x 8'10" (2.79 x 2.71)



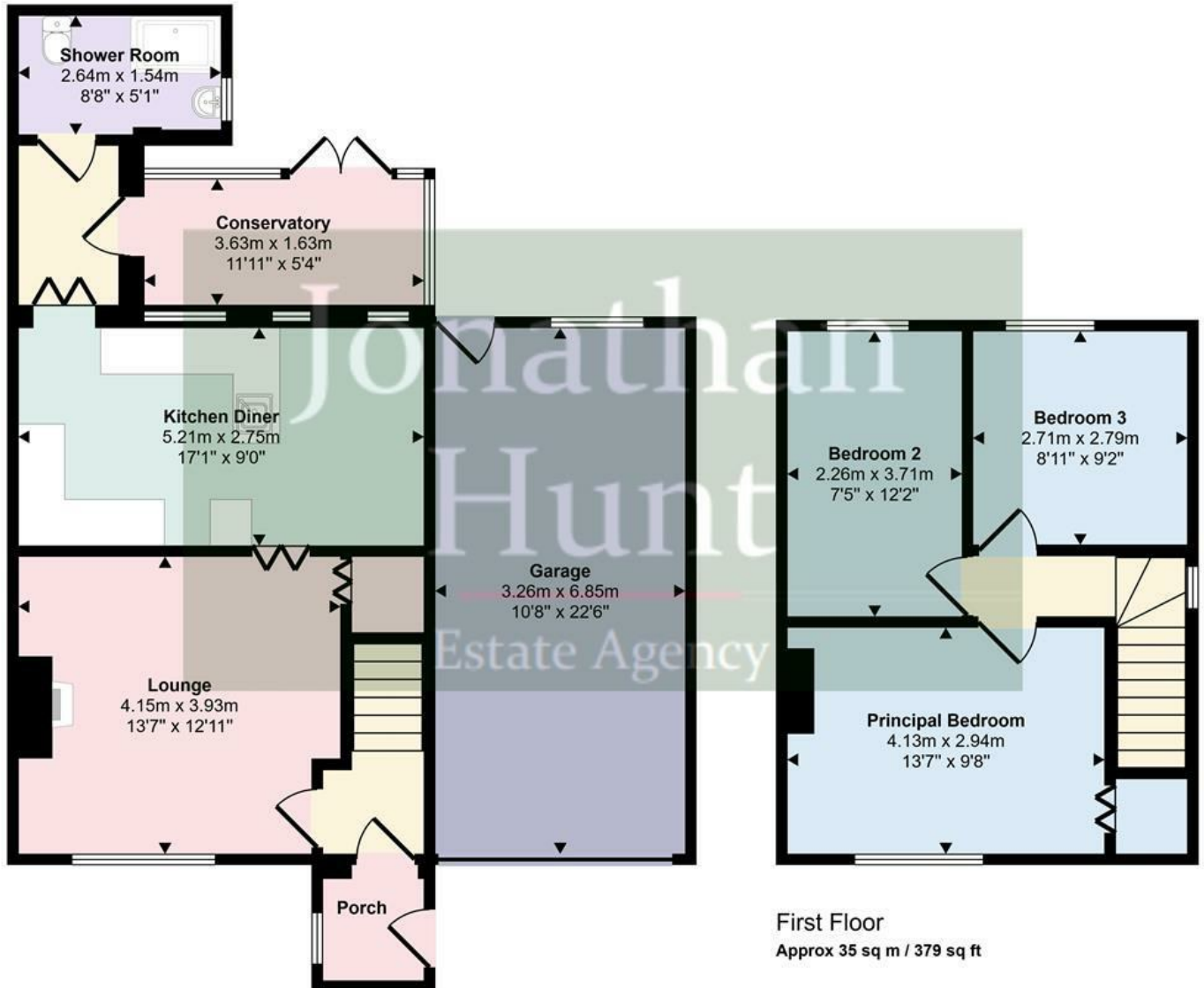
GARAGE 22'5" x 10'8" (6.85 x 3.26)



REAR GARDEN



Approx Gross Internal Area  
112 sq m / 1203 sq ft



**Ground Floor**  
Approx 77 sq m / 824 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.