



Burleigh Road, SG13 7HA
Hertford





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This beautifully situated, 5 bedroom extended and converted semi-detached house, located equidistant to both Hertford and Ware is ideal for a family looking to upsize or relocate into the area. It boasts fantastic views from the front of the property, highlighting the rural side of Hertfordshire.

The property is within close proximity of both Hertford and Ware, providing an abundance of local amenities.

The property itself is comprised of; Inviting entrance hallway, spacious living area, gorgeous dining area flowing through to the open kitchen, 5 Bedrooms 2 of which encase stunning en-suites, luxurious family bathroom and a roomy landing.

The property is a must see , don't miss out on this fantastic opportunity to view!

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Asking Price £650,000



- Semi-Detached
- Ground Floor w/c
- Loft Conversion
- Close to Hertford East Station

- 5 Bedrooms
- Extended
- Close to Wheatcroft Primary
- Close to Ware Rail Station

Entrance Hallway 11'49 x 3'80 (3.35m x 0.91m)

Downstairs W/C 4'62 x 3'21 (1.22m x 0.91m)

Lounge 14'88 x 13'04 (4.27m x 4.06m)

Dining Room 15'09 x 9'29 (4.80m x 2.74m)

Kitchen 15'09 x 11'34 (4.80m x 3.35m)

Landing 9'58 x 3'49 (2.74m x 0.91m)

Bedroom 1 15'02 x 12'25 (4.62m x 3.66m)

En-Suite 7'94 x 5'48 (2.13m x 1.52m)

Bedroom 2 15'24 x 11'50 (4.57m x 3.35m)

En-Suite 2 8'32 x 5'35 (2.44m x 1.52m)

Bedroom 3 11'50 x 9'75 (3.35m x 2.74m)

Bedroom 4 15'22 x 7'33 (4.57m x 2.13m)

Bedroom 5 9'61 x 6'75 (2.74m x 1.83m)

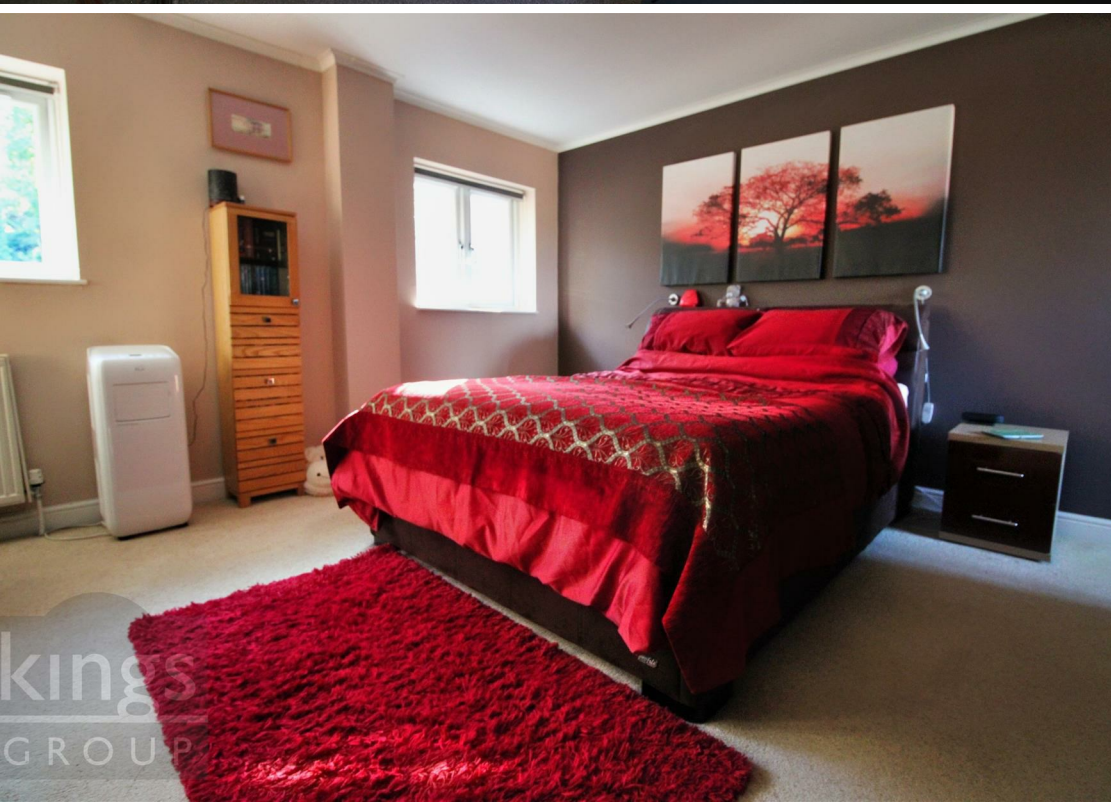
Family Bathroom 6'23 x 5'10 (1.83m x 1.78m)





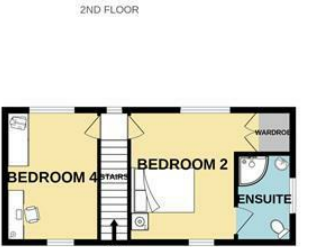
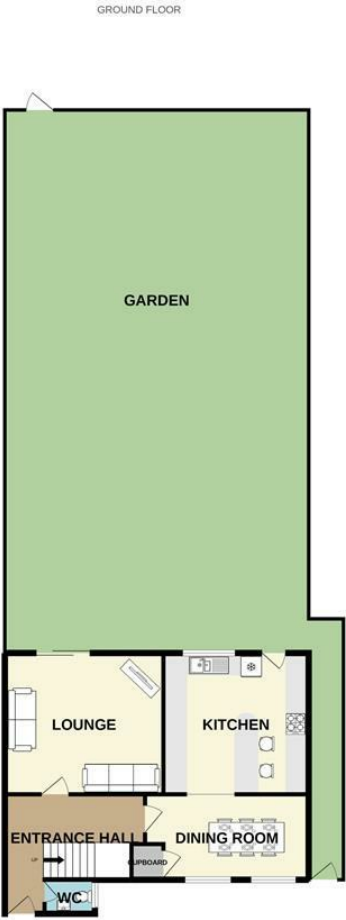


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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-40) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 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		
England & Wales		
EU Directive 2002/91/EC		



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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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28 Maidenhead Street, Hertford,
Hertfordshire, SG14 1DR
T: 01992 586570
E:
www.kings-group.net

