



Halleys Ridge, SG14 2TQ  
Hertford

**kings**  
GROUP



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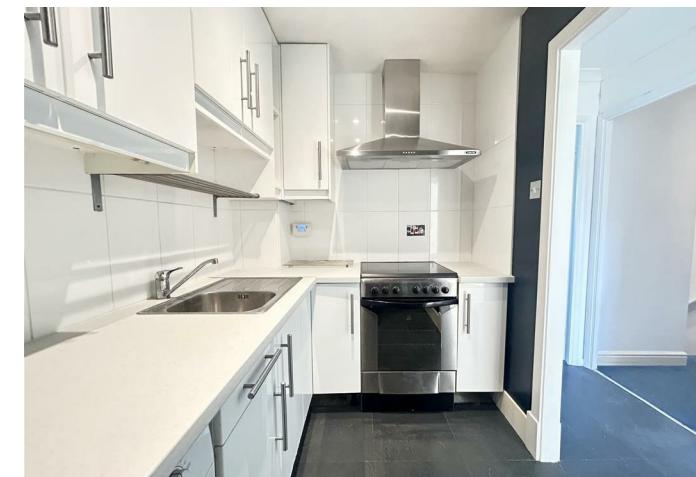
\*\* AVAILABLE NOW - DUE TO HAVE NEW CARPET IN BEDROOM \*\*

One bedroom maisonette located just moments from Hertford North Railway Station! With masses of non restriction parking located directly at the front of the property this maisonette would be perfect for a single or couple occupants who look to commute!

Internally the property is in exceptionally good order throughout, boasting its large double bedroom with wardrobes, contemporary style bathroom and spacious living area with a modern kitchen fitted with white goods! Bedroom is due to have brand new carpets fitted!

Enquire today to book into our open day for viewing OR we do have a video viewing immediately available.

**£1,200 Per Month**



- AVAILABLE NOW
- NEW CARPETS DUE TO FITTED IN BEDROOM
- Excellent decorative order
- Easy A10 access
- EPC Rating C

**LIVING AREA 15'1 x 10'10 (4.60m x 3.30m)**

**KITCHEN 9'6 x 5'10 (2.90m x 1.78m)**

**BEDROOM 11'5 x 9'10 (3.48m x 3.00m)**

**BATHROOM 6'5 x 5'0 (1.96m x 1.52m)**

- Short walk to Hertford North Station
- Council tax band C
- Open day Wednesday 5th March
- Video viewing available









Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C	75	77	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
EU Directive 2002/91/EC			
England & Wales			

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions			
EU Directive 2002/91/EC			
England & Wales			



Illustration for identification purposes only, measurements are approximate, not to scale.

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