

61, Cromwell Road, Hertford
SG13 7DP
Price Guide £699,995

stevenoates.com







61 Cromwell Road, Hertford, Hertfordshire, SG13 7DP

A beautifully refurbished three bedroom semi detached home, comprehensively renovated from top to bottom to an exceptional standard. The extensive improvements include a brand-new roof, complete rewire, new heating system and boiler, replacement windows and full replastering, creating a stylish, contemporary home ready to enjoy. The ground floor features an inviting entrance hallway leading to a spacious living room, complemented by a separate utility room and convenient cloakroom. Every aspect of the renovation has been carefully considered, combining quality finishes with practical design. To the first floor are two well-proportioned bedrooms, a separate study and a luxurious family bathroom featuring underfloor heating. The impressive loft conversion provides a superb principal bedroom, distinguished by a striking full-width wall of glass framing breath-taking views across the neighbouring allotments. Further benefits include air conditioning and a stylish en-suite shower room. Externally, the property enjoys a beautifully landscaped rear garden, backing directly onto the allotments and providing an attractive outlook. This outstanding home combines contemporary styling, comprehensive modernisation and thoughtfully designed accommodation, with early viewing highly recommended.

Located on the popular east side of Hertford, this excellent family home offers convenient access to Hertford's favoured SG13 primary and secondary schooling, along with both Hertford town centre and Hertford East train station which are both approximately 1 mile away. Far reaching and stunning views to the rear over allotments and the meads.



70 Fore Street, Hertford, Hertfordshire, SG14 1BY

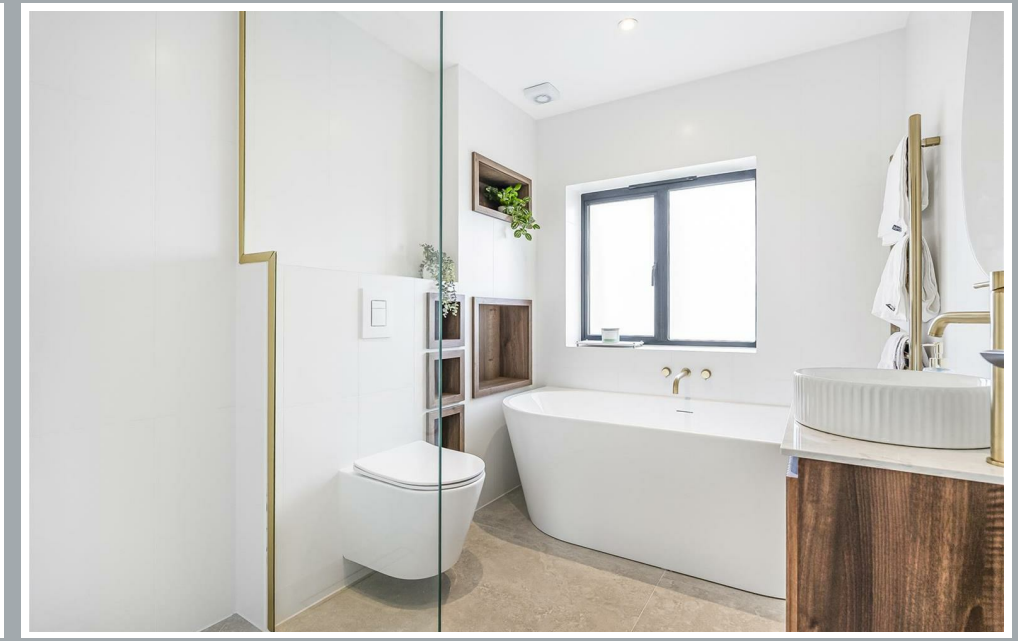


70 Fore Street, Hertford, Hertfordshire, SG14 1BY

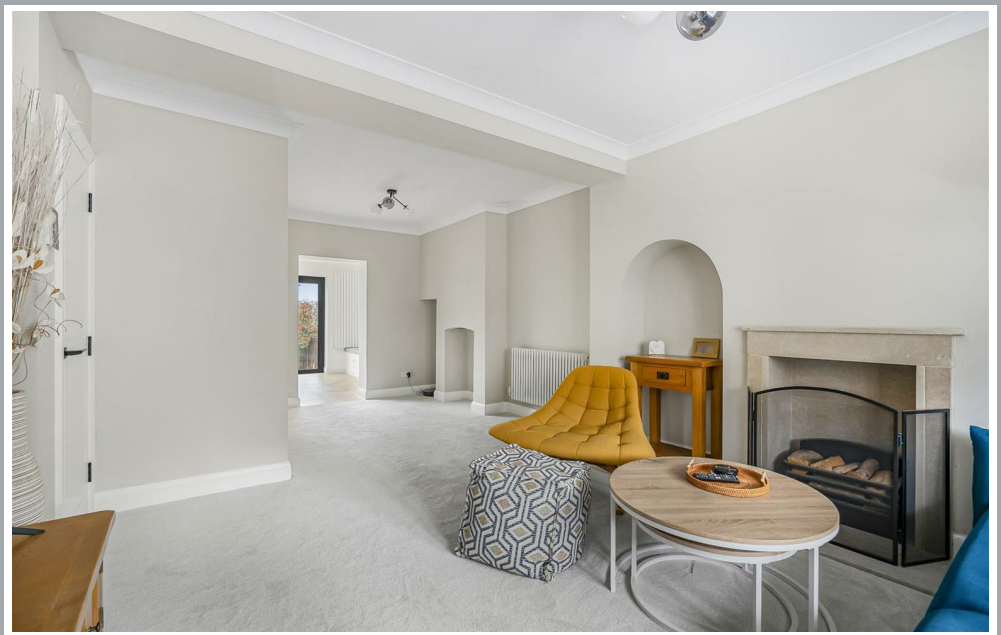








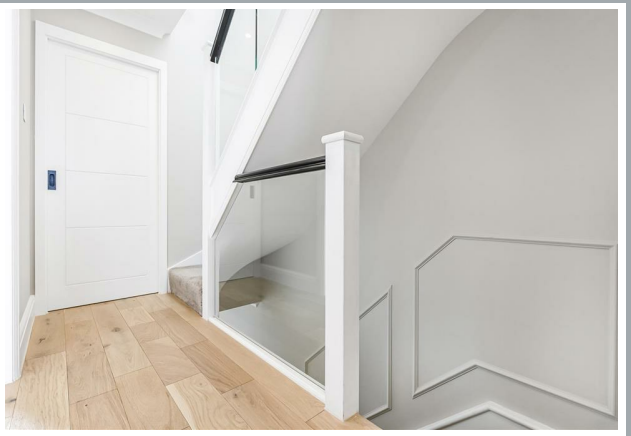
70 Fore Street, Hertford, Hertfordshire, SG14 1BY









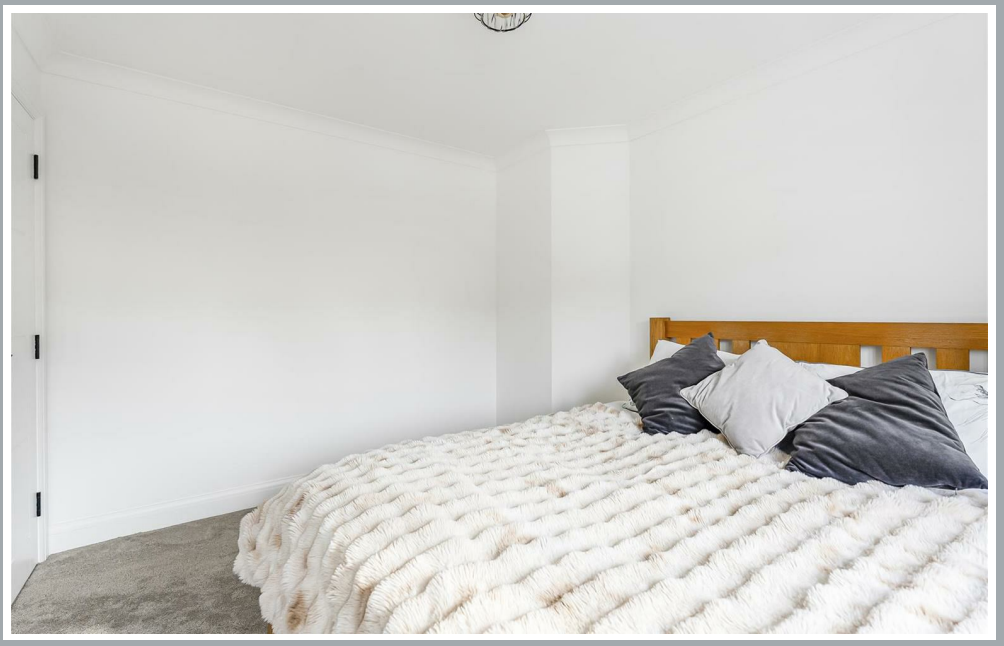


70 Fore Street, Hertford, Hertfordshire, SG14 1BY



70 Fore Street, Hertford, Hertfordshire, SG14 1BY









70 Fore Street, Hertford, Hertfordshire, SG14 1BY











70 Fore Street, Hertford, Hertfordshire, SG14 1BY









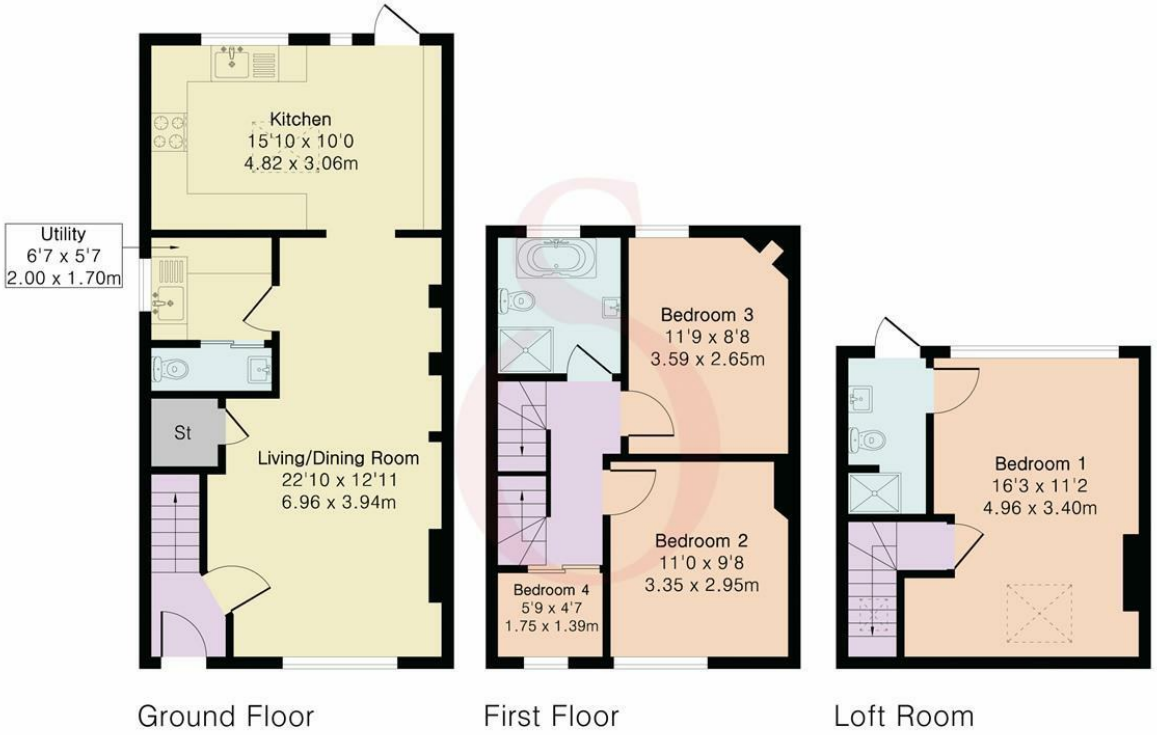
70 Fore Street, Hertford, Hertfordshire, SG14 1BY

Approximate Gross Internal Area 1145 sq ft - 107 sq m

Ground Floor Area 527 sq ft – 49 sq m

First Floor Area 361 sq ft – 34 sq m

Loft Room Area 257 sq ft – 24 sq m



PINK PLAN

Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

Steven Oates

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

stevenoates.com