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13 Aldridge Way, Buntingford, SG9 9FX

£740,000

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Price £740,000

- Attractive detached home
- Study
- Five bedrooms
- Detached double garage
- CCTV and alarm
- Three reception rooms
- Utility
- Three bathrooms
- Secluded low maintenance wrap around garden
- Hive heating system

Located in a quiet position within an attractive and well-maintained development, this impressive 5-bedroom detached property offers over 1,732 sq ft of stylish and versatile living space—plus the added bonus of a double garage with electric doors.

From the moment you arrive, the property's kerb appeal stands out with its charming façade and a wrap-around, low-maintenance garden providing both privacy and space for outdoor enjoyment.

Inside, the home is equally striking. A generous entrance hall leads to a large galleried landing, creating an immediate sense of space and light. Living areas include a sitting room, formal dining room, and a study, ideal for home working. The heart of the home is the expansive kitchen/breakfast/family room, perfect for modern family life and entertaining. There is also a utility room and a downstairs cloakroom for added convenience.

Upstairs, the home offers five well-proportioned bedrooms, including three bathrooms, catering comfortably to larger families or visiting guests.

This property delivers a rare combination of space, style, and seclusion in a sought-after location—ideal for those seeking a spacious, move-in-ready family home in a peaceful yet well-connected setting.

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Total area: approx. 161.0 sq. metres (1732.8 sq. feet)

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, iWEstates would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our network of iW Estates estate agents.

Entrance
Canopy porch. Security lamp.

Entrance Hall
Composite and glazed front door with obscured glass side panel. Stairs to first floor. Radiator. Wood effect flooring. Doors to:

Study
Shelved cupboard housing consumer unit. Wood effect flooring. Radiator. Window to front aspect.

Sitting Room
Window and French doors to garden aspect. Radiator.

Dining Room
Bay window to front aspect. Radiator. Wood effect flooring.

WC
Vanity wash hand basin. Mirrored wall cabinet. Low level flush w/c. Radiator. Extract fan. Wood effect flooring.

Kitchen / Breakfast / Family Room
Kitchen: Window to side and front aspect. Radiator. A range of gloss wall and base units with granite countertops. One and a half bowl sink and drainer. Integrated dishwasher, fridge/freezer and double oven. Built in 4-ring gas hob with stainless steel splashback and extractor hood over.

Dining: Radiator.

Family: Window to rear. French doors to garden. Radiator.

Wood effect flooring throughout.

Utility Room
Gloss wall and base level units. Granite countertop with inset sink. Integrated washer/dryer. Door to garden.

First Floor

Galleried Landing
Radiator. Access to shelved airing cupboard, housing hot water cylinder. Access to loft. Doors to:

Bedroom One
Window to front aspect. Radiator. Fitted wardrobes. Door to:

En-suite
Shower cubicle. Low level flush w/c. Vanity wash hand basin. Mirrored cabinet with LED lights. Chrome ladder style radiator. Extractor fan. Large walk-in storage cupboard. Fully tiled. Obscure window to side aspect.

Bedroom Two
Window to rear aspect. Radiator. Fitted wardrobes. Storage cupboard. Door to:

En-suite
Shower cubicle. Low level flush w/c. Vanity wash hand basin. Mirrored cabinet with LED lights. Chrome ladder style radiator. Extractor fan. Fully tiled. Obscure window to side aspect.

Bedroom Three
Window to rear aspect. Radiator.

Bedroom Four
Window to rear aspect. Fitted wardrobes. Radiator.

Bedroom Five
Window to front aspect. Radiator.

Bathroom
Comprising of a panel bath with shower over and glazed shower screen. Low level flush w/c. Pedestal wash hand basin. Mirrored cabinet with LED lights. Extractor fan. Chrome ladder style radiator. Obscure window to front aspect.

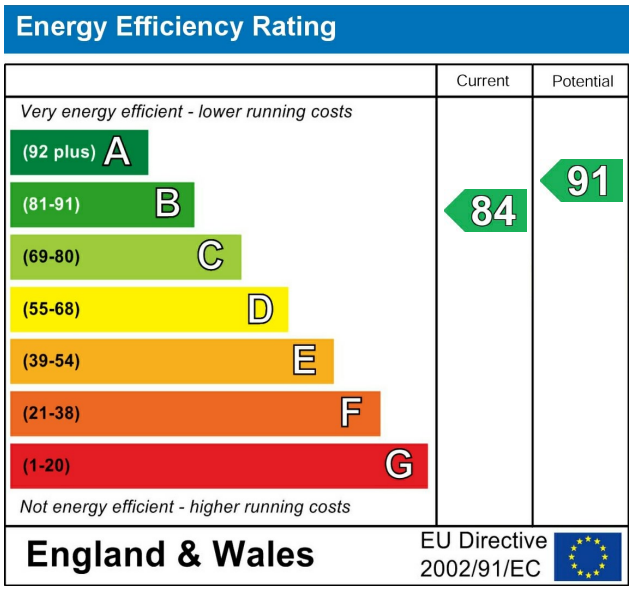
Outside

Front
Lawn framed with manicured privet hedge. Resin path leading to front door. Gated side access to garden.

Detached Double Garage
Electric up and over door. A range of units with countertop over. Eaves storage.

Rear Garden
This thoughtfully designed garden features multiple patio areas, including a stylish covered gazebo offering shade and shelter. A low-maintenance artificial lawn is framed by raised planting beds and trees, providing structure and year-round greenery. The garden is also equipped with an outdoor tap and external power points,

Agents Note
Freehold
All blinds and curtains will remain with the property.
Loft boarded and with light.
Boiler last serviced 2023.
Service charge £25.62 p.m. Trinity Estates
East Herts Council Tax Band: G














Family


GREAT FRIENDS
ARE HARD TO FIND
DIFFICULT
TO LEAVE
AND
IMPOSSIBLE
TO FORGET
Tea
Sugar
Coffee


WHO'S A GOOD DOG?










DEVON
love























