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5 Stocking Hill, Cottered, Buntingford, Hertfordshire, SG9 9PY

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Offers In Excess Of £300,000

Located within a small and private community of just ten bungalows, this two-bedroom end-terraced property offers a rare opportunity to purchase a peaceful home in a highly regarded rural setting. Enjoying a secluded position with attractive countryside views, the bungalow is ideal for those seeking a quiet retreat.

The accommodation comprises a spacious living area, conservatory with pleasant outlooks, fitted kitchen, two bedrooms, large bathroom and separate wc. The property would benefit from light refurbishment throughout, providing excellent potential for improvement and personalisation.

Externally, the bungalow enjoys private garden areas to rear and side, perfect for outdoor relaxation or entertaining, along with casual off-road parking. The property is also serviced with an allocated garage for additional storage. The property is conveniently located just a five-minute drive from a range of shops, services, and transport links.

- Ideal for a peaceful retreat
- Large loft with timber pull down steps
- End terrace with rear courtyard and side patio
- Secluded community of 10 bungalows
- Light refurbishment opportunity
- Allocated garage
- Offered chain free
- Approximately 5 minutes' drive to local amenities
- Quiet, well-regarded village location
- Countryside views

IW Estates 42 High Street, Buntingford, Hertfordshire SG9 9AH | 01763 272 391
buntingford@iwestates.com | www.iwestates.com

Approximate Gross Internal Area
77.11 sq m / 830.0 sq ft
(Excludes Garage)

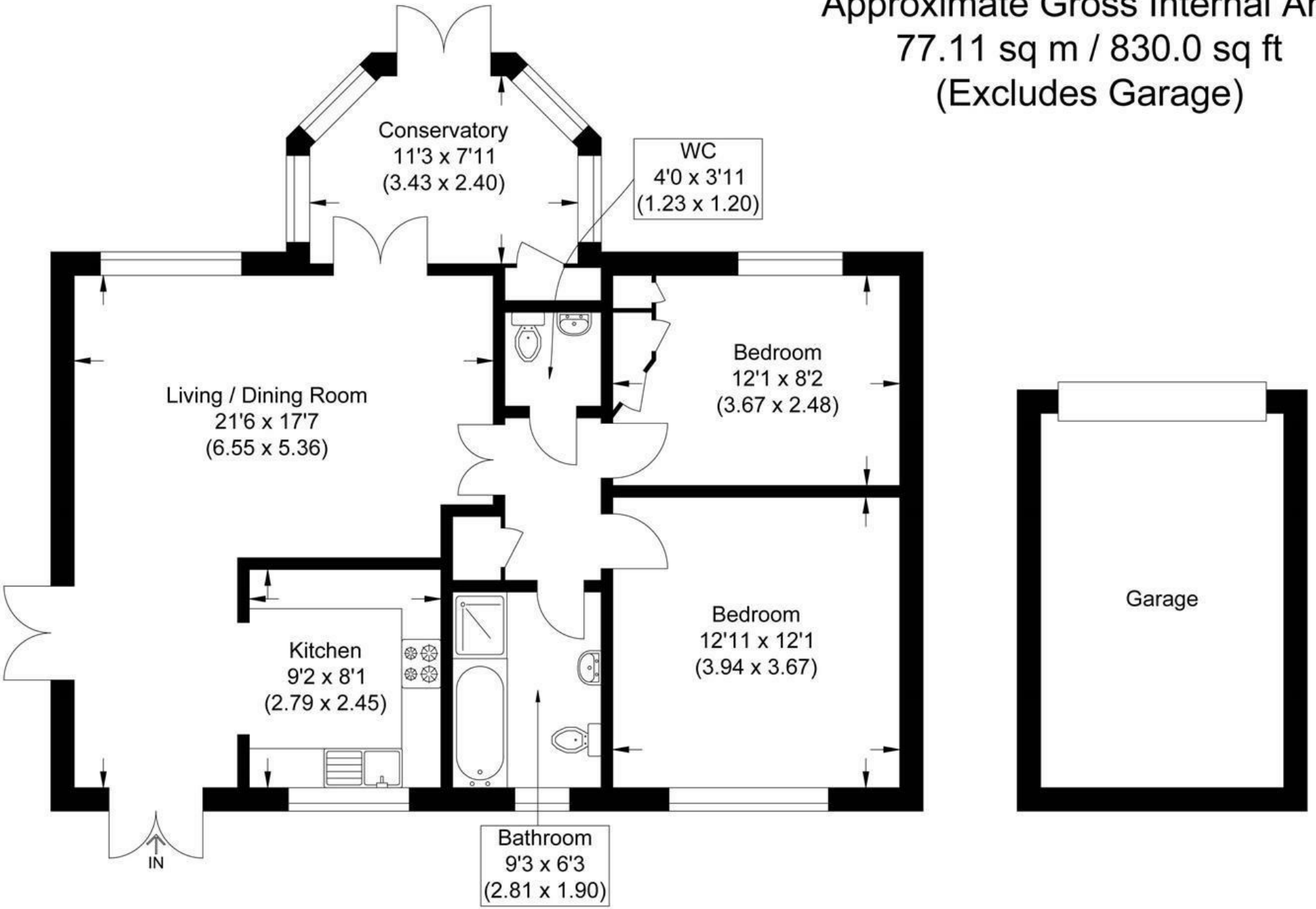


Illustration for identification purposes only, measurements are approximate, not to scale.

External
Paved path leading to front entrance, grassed area to front aspect. Wrap around patio to side leading to rear courtyard.

Entrance
uPVC double glazed conservatory with French doors, tiled floor, two light fittings, radiator, storage cupboard with meters, double French doors leading to:

Living Room
Fitted carpet, 4 wall lights, electric heater, radiator, French doors to hallway, uPVC double glazed window to front aspect. Opening to:

Dining Area
Fitted carpet, light fitting, uPVC double glazed French doors to both side and rear aspects. Opening to:

Kitchen
Tiled floor, 2 light fittings, built in AEG oven/grill, built in AEG microwave, range of white wall and base units. One and a half sink with mixer tap, white worktops with half tiled walls surrounding. 4 ring electric hob with extractor fan over. Built in appliances including Miele freezer with three drawers, Bosch three draw fridge and Miele washing machine. uPVC double glazed window to rear aspect

Hallway
Fitted carpet, loft access, light fitting, airing cupboard with fitted water softener.

WC
Fitted carpet, extractor fan, white suite comprising hand basin with separate hot and cold taps and low level wc,

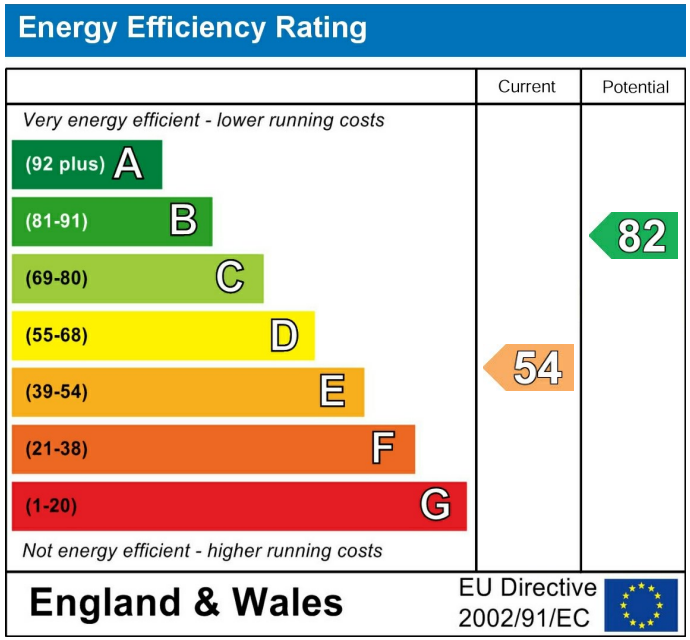
Bathroom
Fitted carpet, extractor fan, white suite comprising low level bath with mixer tap and hand held shower, low level wc, white hand basin with separate hot & cold taps, radiator, half tiled walls, uPVC double glazed window to rear aspect, separate shower unit with glass door.

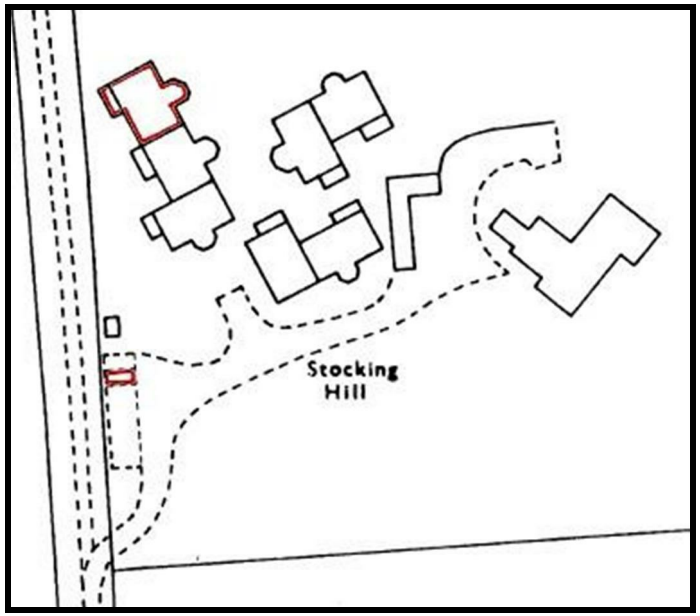
Bedroom 1
Fitted carpet, light fitting, built in wardrobes, radiator, uPVC double glazed window to rear aspect

Bedroom 2
Fitted carpet, light fitting, built in wardrobe, radiator, uPVC double glazed window to front aspect

Garage
Garage Enbloc (second one in from the right hand side)

Agents Notes
Freehold
Council tax band E - £2,798.05 p.a. (subject to change)
Large loft space with ladder
No service charge
Allocated garage
Re: Water Bill: The collective water usage of all 9 properties is measure by one meter, the bill is then divided equally.





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 national network of IWestates estate agents.