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179 Monks Walk, Buntingford, SG9 9DU

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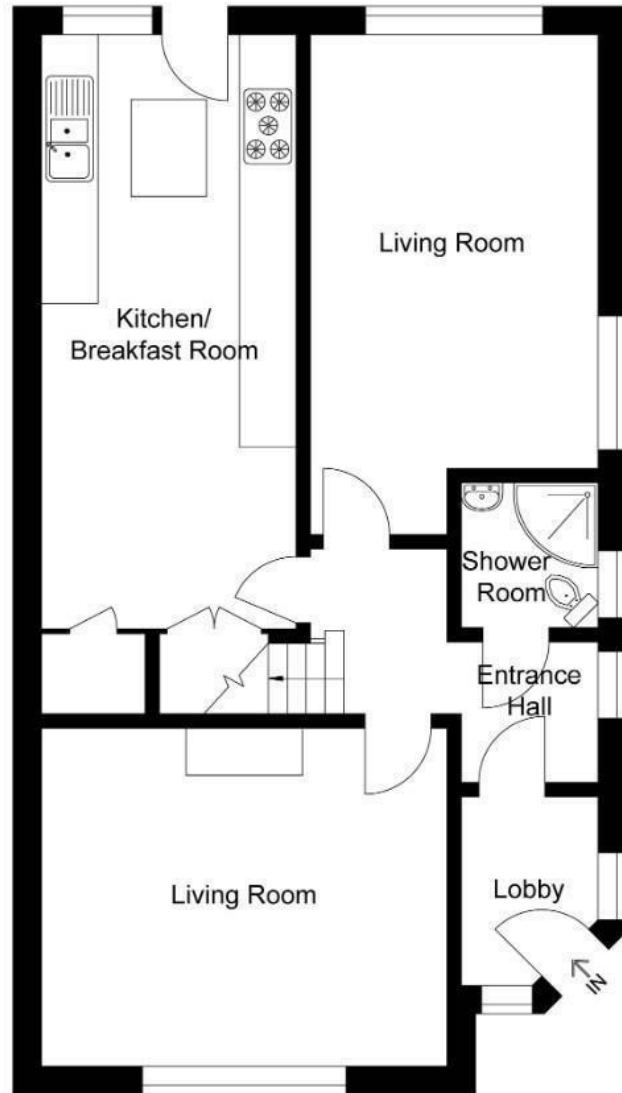
Price £499,995

Set in a quiet corner of this cul-de-sac, this well laid out semi-detached family home offers versatile accommodation that can be configured as either a three or four bedroom property. The home features a spacious kitchen dining room, ideal for modern family living and entertaining, along with a convenient shower room on the ground floor and a family bathroom to the first floor.

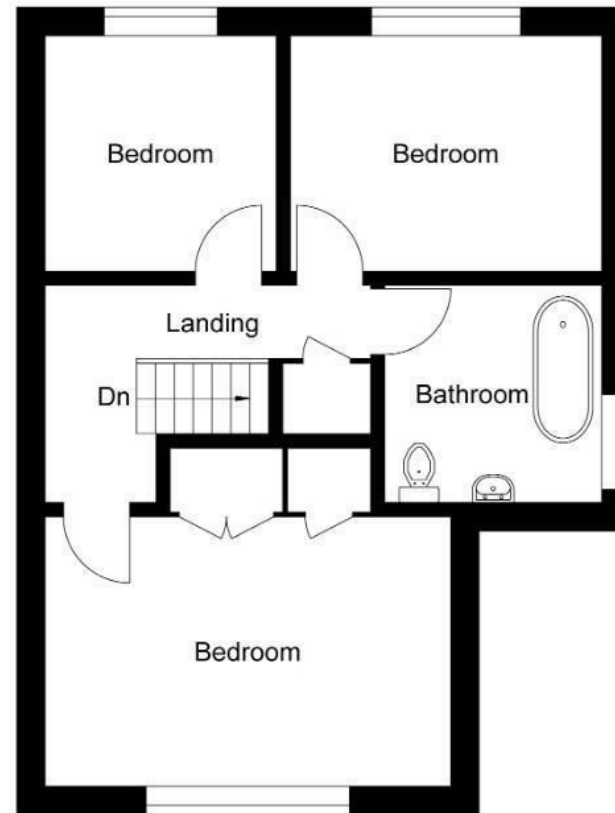
Externally, the property benefits from a detached garage and a low-maintenance courtyard-style garden, providing attractive yet practical outdoor space. Located on a well-regarded, family-orientated estate where residents often stay for decades, the property is also ideally positioned close to a popular local primary school, making it an excellent choice for families.

- Located in a quiet corner of a residential cul-de-sac
- Spacious kitchen dining room, perfect for family living and entertaining
- Detached garage offering secure parking or additional storage
- Situated on a well-regarded, family-orientated estate
- Close to a popular local primary school – ideal for families
- Versatile layout – can be used as a three or four bedroom home
- Ground floor shower room and first floor family bathroom
- Low-maintenance courtyard-style garden
- Long-standing community where residents often stay for decades
- Well laid out and presented, offering flexible accommodation options

Approximate Gross Internal Area
105.60 sq m / 1136.66 sq ft
(Excludes Garage)



Ground Floor



First Floor

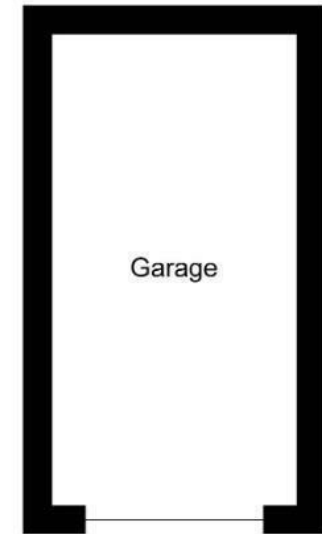


Illustration for identification purposes only, measurements are approximate, not to scale.

Ground Floor

Entrance

Composite front door with glazed inserts. Inset light over.

Lobby

uPVC windows to sides. Glazed door to entrance hall.

Entrance Hall

Doors to all ground floor rooms. Turning stairs to first floor.

Shower Room

1.65 x 1.4 (5'4" x 4'7") - Suite comprising of a low level w/c, hand wash basin, walk in corner shower, heater towel rail. Tiled walls, uPVC obscure double glazed window to side.

Living Room

4.359 x 3.64 (14'3" x 11'11") - A bright cozy room with built in storage, a gas fire and uPVC double glazed window to front aspect. Fitted carpets.

Kitchen / Breakfast Room

6.3 x 2.74 (20'8" x 8'11") - A modern kitchen fitted with a range of high gloss white wall and base units along with a wooden worktop. Integrated gas hob with extractor fan over, inset sink with drainer. A Velux window allows light to flood in making a bright airy space. uPVC window to rear. Glazed uPVC door to rear. Tiled splash back. Door leading to garden. Tiled flooring, under stairs storage.

Bedroom Four / Family Room.

4.5 x 3.1 (14'9" x 10'2") Dual aspect with uPVC window to side and rear.

First floor

Landing

Split landing with doors to all first floor rooms and airing cupboard.

Master Bedroom

4.33 x 2.916 (14'2" x 9'6") - Large uPVC double glazed window to front with radiator beneath. Built in storage.

Bedroom Two

2.415 x 3.415 (7'11" x 11'2") - Large uPVC double glazed window to rear,with radiator beneath.

Bedroom Three

2.431 x 3.417 (7'11" x 11'2") - Double glazed uPVC window to rear with radiator beneath

Family Bathroom

2.41 x 2.33 (7'10" x 7'7") - Modern white suite comprising of a free standing bath, floating wash hand basin & low level. Obscure double glazed uPVC window to side.. Tilled walls and floor. Shaving point.

Outside

Front Garden

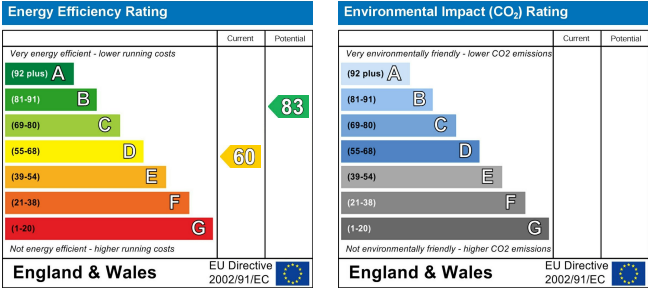
Large block pavior drive to front and side. Mature shrubs.

Rear Garden

Low maintenance with decking with inset lights. Outside tap. Gated access to side.

Detached Single Garage

Approached by block pavior drive and twin gates. Up and over door, power and light.



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 Hunters estate agents.









