



| 6 Ebenezer Court | Hertford | SG14 1LT

Price guide £350,000

A STUNNING art deco styled MODERN PENTHOUSE apartment offering a superb specification throughout bright, efficient and well proportioned accommodation ONLY MOMENTS' WALK from the NORTH train station, Hertford town centre and all additional amenities. Upgraded by the present owners throughout with accommodation to include TWO DOUBLE BEDROOMS, a refitted LUXURY SHOWER ROOM and further ensuite, a bright and spacious living area 22'1" x 17'8" with LUXURY REFITTED KITCHEN AND PRIVATE BALCONY - Communal gardens, a LONG LEASE and allocated parking.



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Communal Entrance Door

Entry phone system. Through to:

Communal Entrance Hall

Turning staircase off.

Second Floor Landing

Storage cupboard. Quality composite entrance doors to just two apartments off. Entrance door to no. 6 through to:

Entrance Hall

Of a good size. Storage cupboard and double radiator. Cupboard with some storage and housing Valliant combi-boiler - brand new in 2019. Doors off: Double doors and Amtico wood effect flooring continuing through to:

Living Room

A superb open plan area comprising generous and well defined living and eating areas. Dual aspects via floor to ceiling picture window with dual casement windows to top and also via sliding patio doors directly on to balcony. Double radiators x 2. Inset down lighters.

Kitchen Area

Comprising a highly attractive range of well specified and refitted units in a minimalist finish with concealed appliances and featuring soft close drawers and cupboards, One and a half bowl stainless steel sink unit set in to attractive hard top work surfaces with splash back returns, an inset four ring induction hob with electric oven under and concealed extractor above. Further integrated dish washer, fridge and freezer and washer drier Under cupboard lighting and inset down lighters.

Balcony

Of a good size and the ideal place to unwind and enjoy a glass of wine at the end of the day.

Shower Room

Superbly refitted and fully and tastefully tiled now comprising a walk-in shower cubicle with oversize shower tray. Power shower featuring a "Monsoon" head with further flexible hose. Low level WC with concealed cistern. Vanity unit incorporating a designer "trough style" wash hand basin with drawers below. Slate style flooring and inset down lighters. Extractor fan. Chrome heated towel rail.

Master Bedroom

Aspect to side via floor to ceiling picture window with dual casement windows to top. Double radiator. Door to:

En-Suite Shower Room

Comprising corner cubicle with power shower featuring "Monsoon" style dual head. Low level WC and cantilevered wall mounted wash hand basin with mixer tap. Amtico flooring. Heated towel rail and down lighters. Extractor fan.

Bedroom 2

Aspect to side via floor to ceiling picture window with dual casement windows to top. Double radiator.

Outside

Communal gardens arranged to one side of the block and laid to lawn with mature hedged boundaries.

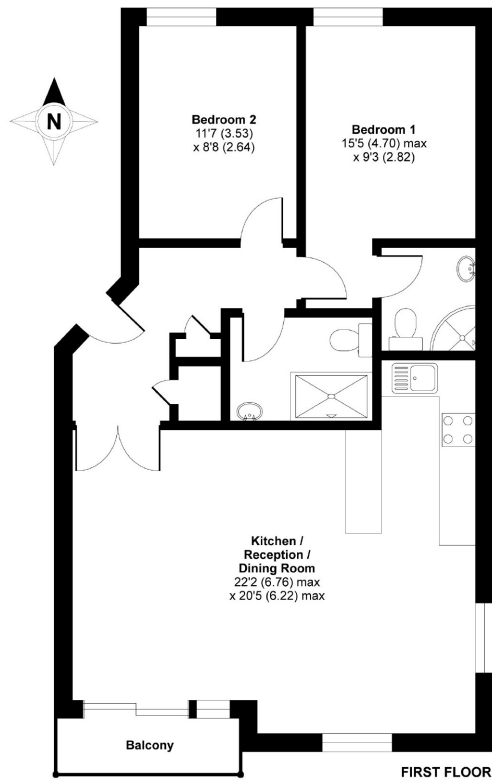
Allocated Parking





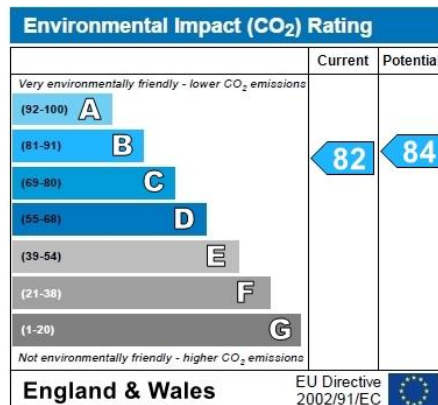
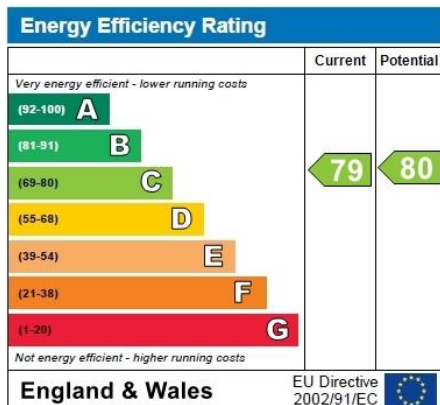
Ebenezer Court, North Road, Hertford, SG14

APPROX. GROSS INTERNAL FLOOR AREA 783 SQ FT 72.7 SQ METRES



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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