



10 Judges Close
, Hereford, Herefordshire, HR1 2TW

jackson
property

£375,000

Well Presented Detached Home | Popular Position | 4 Double Bedrooms | 2 Bathrooms | Kitchen/Breakfast Room | Living Room | Dining Room | Gardens | Garage | Off-street Parking

Situation

Situated in an established residential position, the property is quietly located within easy walking distance to local shops and public houses and the city centre with all its excellent amenities to include cinema, shopping, restaurants, and Hereford Bus and Rail Station with major rail links.

Description

An Entrance Porch gives access into a Entrance Hall with stairs up to the first floor landing.

There is a spacious Sitting Room with feature gas fireplace and archway into the Dining Room with sliding patio doors onto the side gardens, making this space very light and airy. A door leads into the large Kitchen/Breakfast Room fitted with a range of matching base and wall units, space for a standalone oven, two sinks and drainers, ample work surfaces and space for a standalone fridge freezer. The Kitchen enjoys views to the front.

The property benefits from a separate Utility Room with space and plumbing for a washing machine.

Further Ground Floor accommodation includes two bedrooms, both doubles, and a shower room with shower cubicle, pedestal wash hand basin and WC.

Upstairs, the landing offers access into two double bedrooms and a modern shower

room with shower cubicle, WC, bidet and wash hand basin, together with full tiled surround.

Outside, the rear gardens offer a patio area, lawn area and mature trees and hedging. The gardens wrap around the property and there is an ample parking area to the side along with pergola.

To the front are laid lawns with flower borders and steps with handrail leading down to the front patio area. A paved driveway provides access into the single garage.

Services

All mains services are connected.
Worcester Combination Boiler

Council Tax

Herefordshire Council - Band E

Agents Notes

Please be aware that the property had some underpinning remedial work done circa 2007 due to subsidence. This was carried out by the insurance company at the extension side of the property.

Viewings

Strictly by appointment. Please contact the agents on 01432 344779 before travelling to check viewing arrangements and availability.

Referral Fees

Jackson Property may be entitled to commission or fee from other services offered to the Client, buyer, tenant or

landlord, including but not only the following services: Conveyancing, Mortgage, Financial advice, Surveys etc. A commission or fee is defined as an average of £100+vat per service.

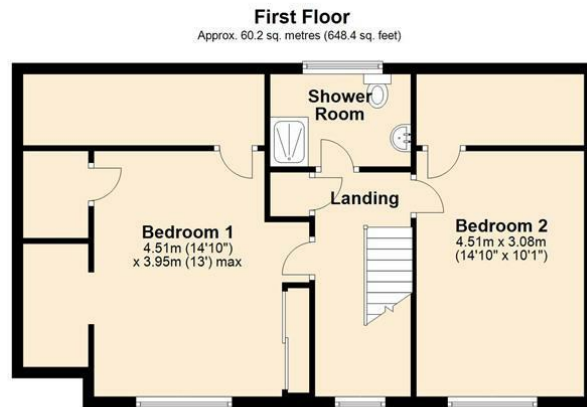
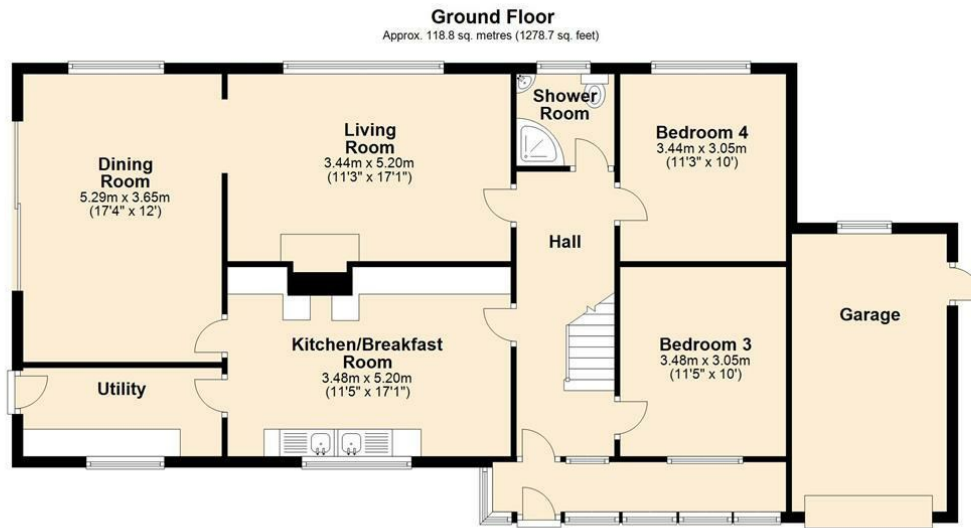
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The agent has not tested any apparatus, equipment, fixture, fittings or services and so cannot verify that they are in working order or fit for their purpose, neither has the agent checked the legal documents to verify the freehold/leasehold status along with any tenancies that may be in place. The buyer is advised to obtain verification from their solicitor or surveyor.

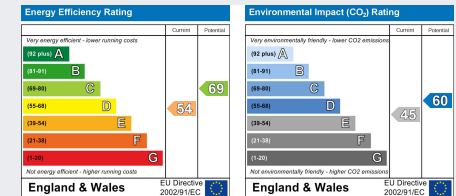
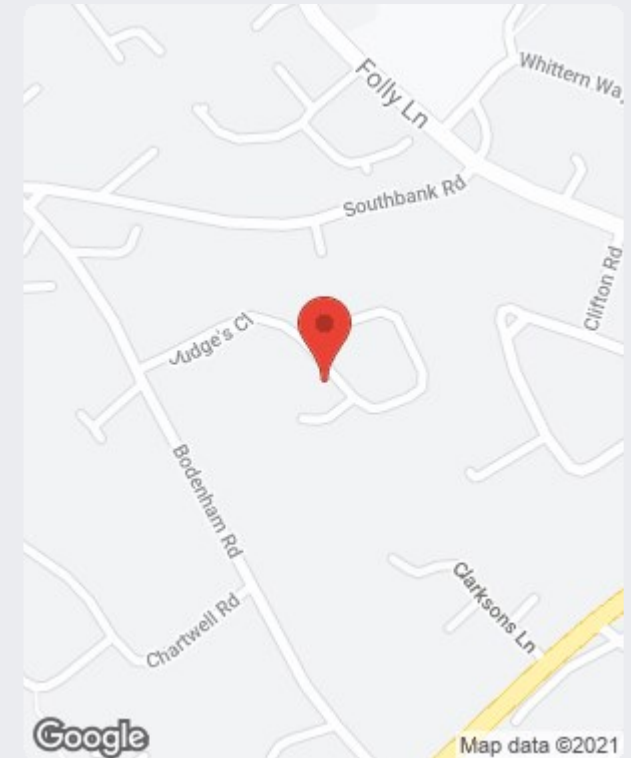


To arrange a viewing please contact us on t. 01432 344 779
hereford@bill-jackson.co.uk | www.bil-jackson.co.uk



Total area: approx. 179.0 sq. metres (1927.1 sq. feet)

These Plans are for Identification and Reference Only.
Plan produced using PlanUp.



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