



Smithy Court, Saxon Gate, Hereford, HR2 6RS

Guide Price £375,000

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A Beautifully Presented 4 Bedroom Detached House, situated on a quiet cul-de-sac in the popular residential district of Saxon Gate, Hereford.

Entrance Hall – Sitting Room – Kitchen/Dining Room – Study – Downstairs WC – Broom Closet – Storage – Landing – Bedroom 1 With Ensuite – 2 Further Double Bedrooms – Single Bedroom – Family Bathroom – Airing Cupboard – Rear Garden – Detached Garage – Driveway

This detached family home has been lovely maintained and updated by the vendors, featuring a stylish contemporary kitchen and bright décor throughout. Features include detached garage, private driveway, walled garden and spacious living on both floors, including an ensuite to the main bedroom.

Nearby lies a children’s playing park, whilst a short walk further are King George V playing Fields & Halo Leisure Pool & Gym. There are several local amenities close by including petrol stations & superstores, while the full amenities of Hereford City Centre are just over a mile away.

Practicalities

Herefordshire Council Tax Band ‘D’
Gas Central Heating
Double Glazed Throughout
All Mains Services
Ultrafast Full Fibre Available

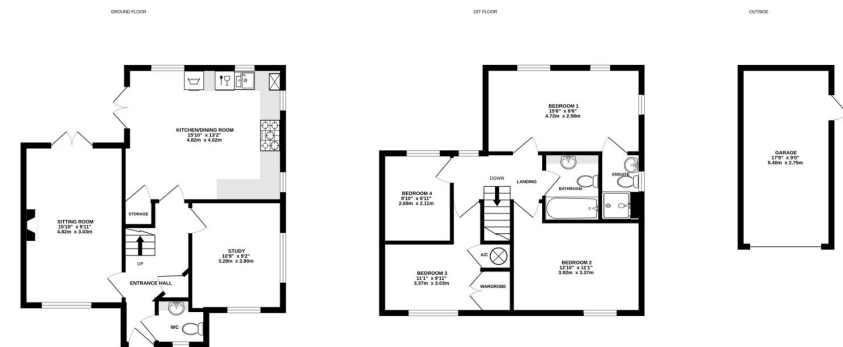
Directions

From Hereford City Centre, head south on the A49 towards Ross-on-Wye. Proceed over Greyfriars Bridge and keep left to stay on the A49. Go straight over at the next set of traffic lights and take the fourth left into Bullingham Lane. Take the first left into Waggoners Way, followed by the second right into Smithy Court, where the property can be found directly ahead.





- Beautifully Presented Throughout
- 4 Bedrooms; Detached
- Private Walled Garden With Decking
- Spacious Living Across Both Floors
- Detached Garage & Driveway with EV Charger
- Nestled in Quiet Cul-De-Sac



TOTAL FLOOR AREA: 1253 sq. ft. (116.4 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of blocks, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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