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Brickendon Green
Brickendon

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Brickendon Green, Brickendon, SG13 8PB

***** CHAIN FREE ***** An Exceptional Three-Bedroom Village Home with Stunning Golf Course Views

Tucked away in a prime position overlooking Brickendon Grange Golf Course, this beautifully presented three-bedroom home combines stylish modern living with a peaceful village setting. Perfectly positioned on the charming Brickendon village green, the property enjoys a wonderful sense of privacy and community.

Recently refurbished throughout, the interior offers generous and flexible accommodation. A welcoming entrance hall with a downstairs cloakroom leads to an impressive open-plan kitchen, dining, and living area — ideal for family life and entertaining. A further dual-aspect living room provides additional space to relax and unwind. Upstairs, there are three spacious bedrooms, a family bathroom, and two en-suites. The principal bedroom suite features a particularly large en-suite bathroom, formerly a double bedroom, which could easily be reinstated if desired.

Outside, the property is approached via a gated driveway with ample parking, a good-sized front garden, and beautifully landscaped rear gardens that back directly onto the golf course — creating a tranquil and picturesque outlook. Viewing is highly recommended to fully appreciate this unique and elegant family home.

Location Set around a traditional village green, the historic village of Brickendon offers a welcoming community and a range of local amenities including a village pub and bistro, church, and golf course, with a popular primary school in nearby Bayford. The nearby market town of Hertford provides an excellent selection of independent and high-street shops, supermarkets, cafés, restaurants, and leisure facilities including tennis courts, a bowling green, and a modern leisure centre with swimming pool. Transport links are excellent: the M25 and A1(M) provide easy access to the national motorway network, while Bayford Station, just a short distance away, offers fast and regular rail services into central London.



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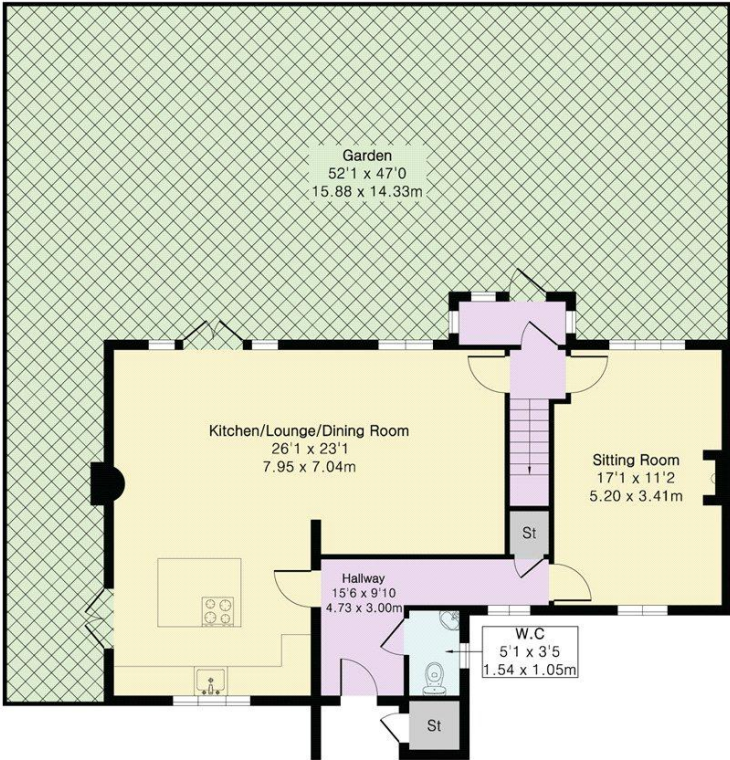
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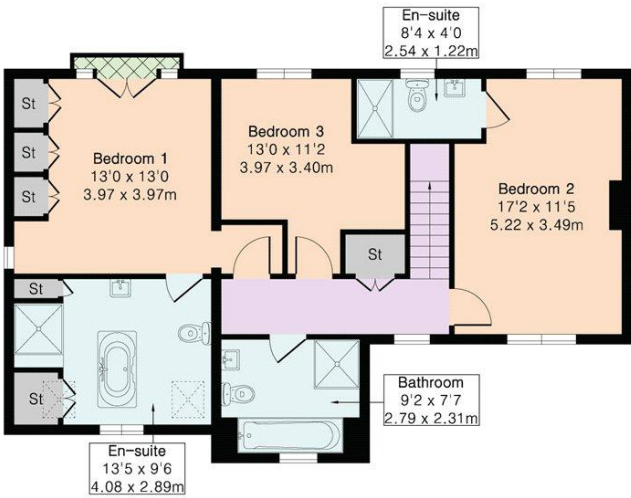
Approximate Gross Internal Area 1714 sq ft - 159 sq m

Ground Floor Area 866 sq ft – 80 sq m

First Floor Area 848 sq ft – 79 sq m



Ground Floor



First Floor

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	55 D	66 D
39-54	E		
21-38	F		
1-20	G		



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Local Authority: East Hertfordshire
 Council Tax band: F
 Tenure: Freehold

DISCLAIMER: In accordance with the 1993 Misrepresentation Act the agent had not tested any apparatus, equipment, fixtures, fittings or services and so, cannot verify they are in working order, or fit for their purpose. Neither has the agent checked the legal documentation to verify the leasehold/freehold status of the property. The buyer is advised to obtain verification from their solicitor or surveyor. Also, photographs are for illustration only and may depict items which are not for sale or included in the sale of the property, All sizes are approximate. All dimensions include wardrobe spaces where applicable.

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