



abel  
OF HERTFORD  
Sales & Lettings

Bury Lane, Datchworth, SG3 6ST  
Guide Price £1,200,000



## Bury Lane, Datchworth, Knebworth SG3 6ST

'Paynters House' is a fantastic 5 bedroom detached family home encompassed in the half an acre plot, you are surrounded by greenery and over looking never ending rolling countryside to the rear.

**\*\*OPEN DAY - SATURDAY 16TH JULY\*\***

### DESCRIPTION

Fantastic family home with large plot!  
This 5 bedroom detached family home is now looking for a new owner, being only owned by two families, it is a rare treat.

Encompassed in the half an acre plot, you are surrounded by greenery and over looking never ending rolling countryside to the rear.

There is the most generously sized entrance hallway with a large entrance window door. The lounge is split level, offering the feel of two spaces which then leads through to the current dining room and then conservatory.

The kitchen is to the front, over looking the green, and hosts a built in pantry cupboard as well as a downstairs WC. To the side there is a large boot room/utility and direct access out, where you will find the double garage. Two double bedrooms, a study and shower room make up the rest of the ground floor.

The entrance hallway has a mezzanine landing, with an open staircase. Once on the first floor, you will find 3 double bedrooms, one with an ensuite as well as a great size family bathroom.

The gardens are stocked with mature trees, shrubs and plants, it is well maintained and offers a feeling of serenity.

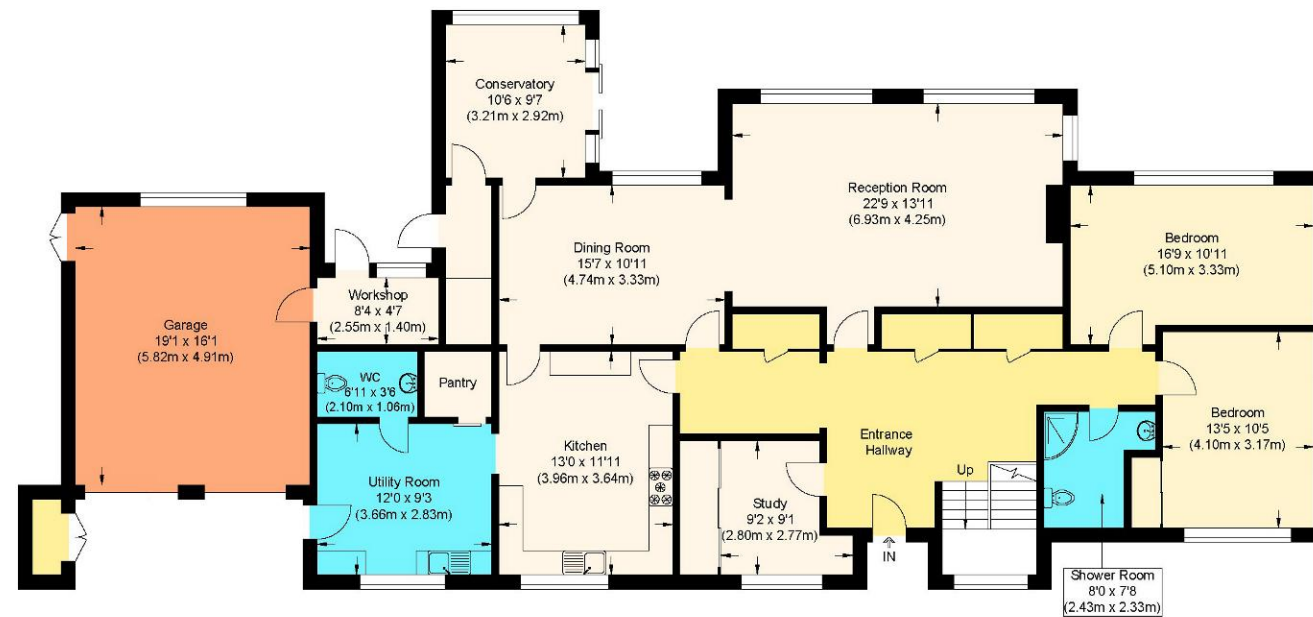
The house is in need of modernisation throughout but is neat and tidy and well preserved. There is a large flat roof over the double garage which would be perfect for the new owners extension plans, subject to planning permission, among many other options.

Being in the rural village of Datchworth, you are well placed for country life, yet only minutes drive from Hertford which has main line trains to London. There is a little village parade of shops and a couple of highly regarded pubs/restaurants.

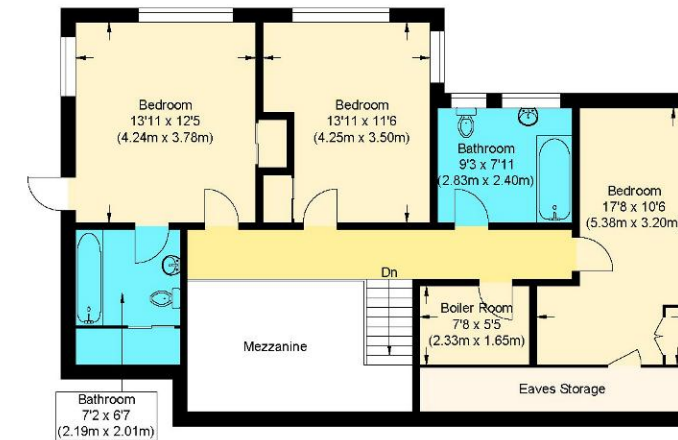
We are welcoming viewings from Saturday 16th July, to be booked strictly by appointment only.

**COUNCIL TAX BAND - G**





Ground Floor



First Floor



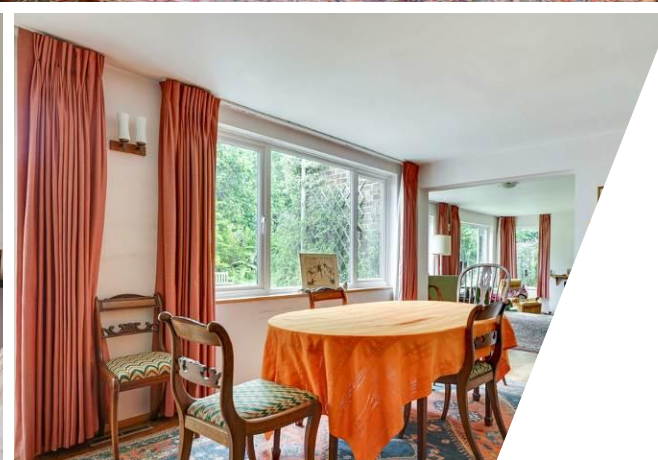
## Paynters House

Approximate Gross Internal Floor Area : 297.30 sq m / 3200.11 sq ft  
(Including Garage & Excluding Eaves)

Garage Area : 28.60 sq m / 307.84 sq ft

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





## Get in touch

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