



GREENHILL



The Mansion

Balls Park, Hertford, SG13 8FJ

£1,450 Per month



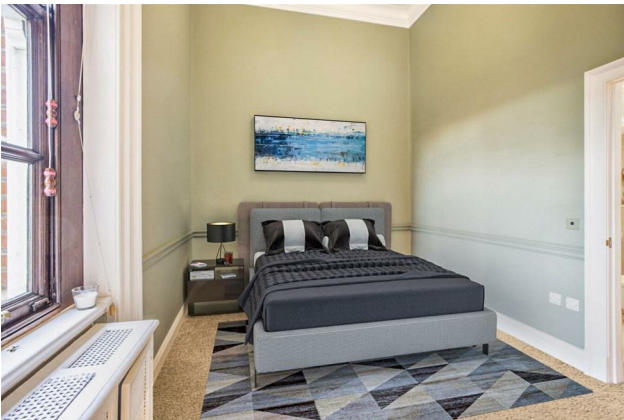
14 The Mansion , Balls Park, Hertford, SG13 8FJ

Greenhill Estates are delighted to bring to market for let this stunning first floor apartment situated in an impressive mansion conversion within the prestigious Balls Park Estate. Set behind large gates and nestled within a picturesque setting of 67 acres of communal parkland this phenomenal apartment offers the luxury of living in a private location yet is within easy reach of the historic market town of Hertford which offers a broad selection of local amenities, shops, pubs and restaurants. There are also brilliant transport links by road and mainline railway connections to London Liverpool Street, Tottenham Hale, Moorgate, Finsbury Park and Kings Cross. In addition, international travel can be easily accessed via Stansted and Luton Airports which are both within a 45 minute drive away.

Internally this property boasts nearly 700sq ft of internal accommodation with a large bedroom with fitted wardrobes, a exceptionally large reception area, a luxurious bathroom and a modern kitchen with fully integrated Neff appliances. Every room offers contemporary and period features such as high ceilings, ornate cornicing, feature fireplaces, hard wood flooring and stunning views across the estate. The property also benefits from having secure underground parking, access to the private Mansion gardens and exclusive access to the the residents lounge.

Viewing is strongly advised to appreciate this wonderful home.

Partly furnished and ready for occupation in November



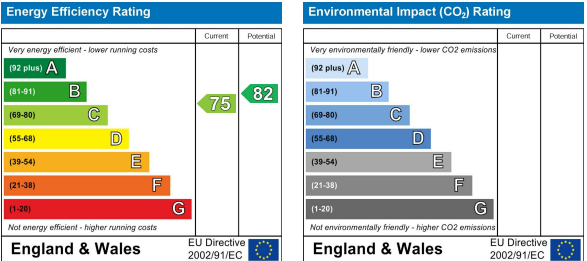
Area Map



Floor Plan



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.