

# Jonathan Hunt

ESTATE AGENCY

20 High Street Ware SG12 9BX

Tel: 01920 411090

8 High Street Buntingford SG9 9AG

Tel: 01763 272727

info@jonathan-hunt.co.uk

www.jonathanhunt.co.uk



**75 Broadmeads, Ware, SG12 9HX**

**Asking Price £290,000**

JONATHAN HUNT are pleased to offer this chain free apartment located with this popular riverside development just a few minutes walk from Ware town and station. The property offers bright and spacious living space that has been newly decorated and carpeted throughout, with double glazed windows, communal gardens and a useful garage located close by with additional car parking space.

Buntingford Branch - Company No. 10303541 VAT No. 10303541

Ware Branch - Company No. 4759215 VAT No. 700174975

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**ENTRANCE HALLWAY**



**BEDROOM ONE 17'1" x 9'7" (5.22 x 2.93)**



**LIVING ROOM 16'4" x 13'1" (5 x 4)**



**BEDROOM TWO 12'7" x 11'10" (3.84 x 3.61)**



**KITCHEN 9'10" x 8'5" (3 x 2.58)**



**BATHROOM**

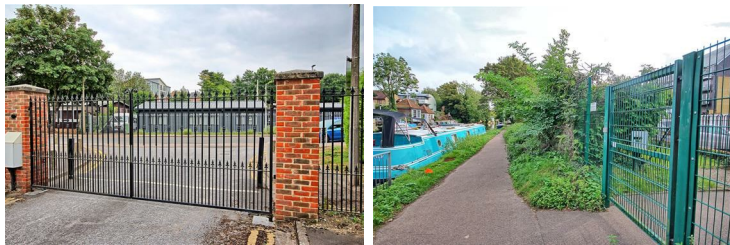


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## COMMUNAL GARDENS



## GATED ENTRANCE



## GARAGE EN BLOC

## COUNCIL TAX BAND C



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			71
(55-68) D			
(39-54) E	44		
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			71
(55-68) D		63	
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, 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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