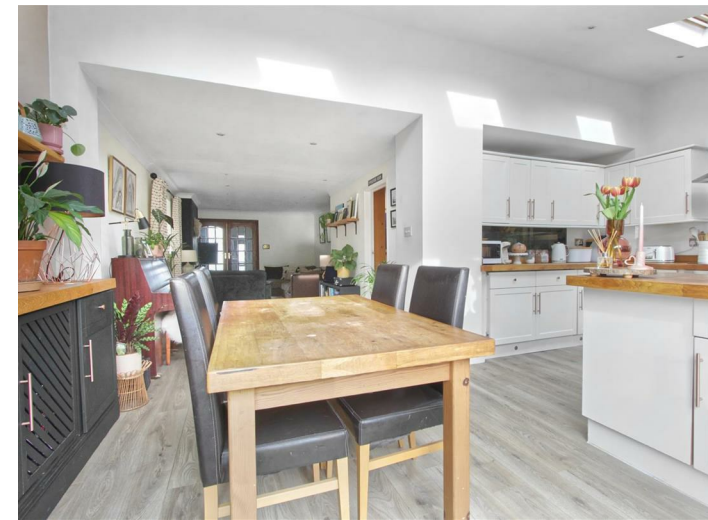
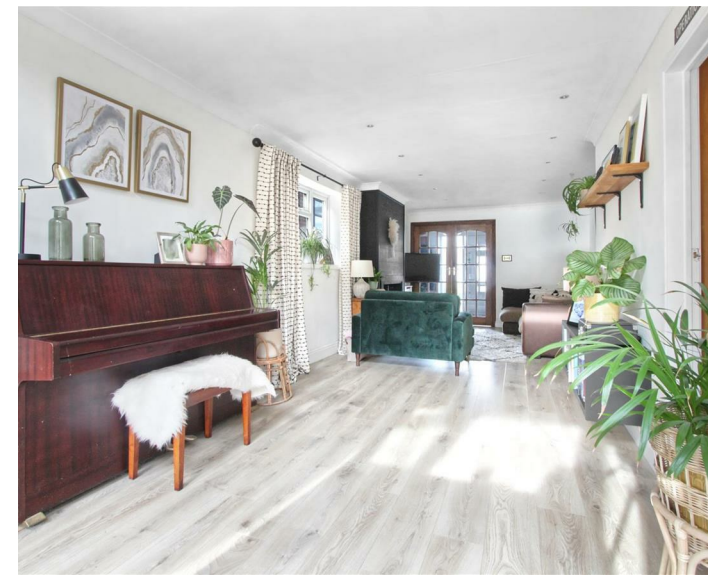




£500,000

Whiteley Close, Ware

KI

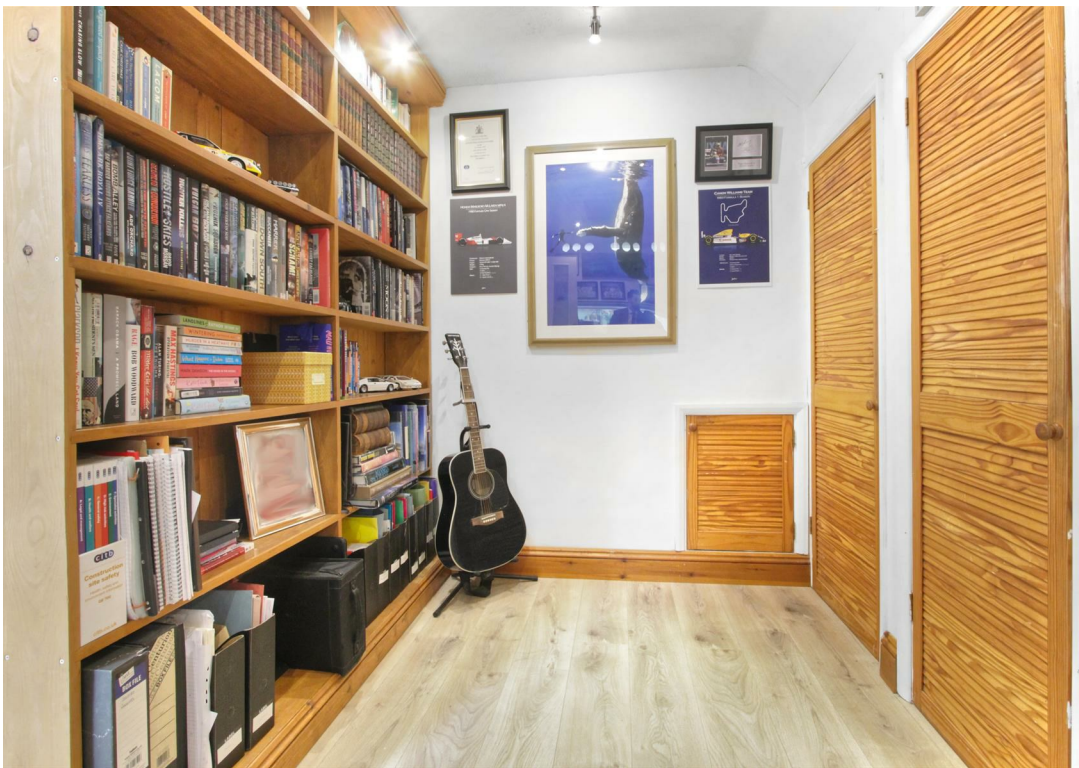


Whiteley Close, Ware, SG12 0NB

Keith Ian are delighted to offer this four bedroom semi detached house located in a quiet cul-de-sac in the village of Dane End on the outskirts of Ware. The property has been extended to add a bright kitchen/dining area to the rear with doors on to the rear West facing garden. The ground floor also benefits from large lounge, study and shower room. The first floor offers four bedrooms and a family bathroom. There is off street parking to the front plus an integral garage. The property has oil fired central heating.

Dane End boasts a timeless appeal, with traditional architecture and a close-knit community atmosphere. Residents of Dane End enjoy the tranquility of rural living while still being within easy reach of the amenities and conveniences of nearby Ware. Surrounded by scenic walking trails and nature reserves, Dane End is perfect for outdoor enthusiasts seeking to explore the beauty of the English countryside. With its idyllic setting, friendly ambiance, village shop, Primary School and pub, Dane End provides a serene and inviting environment for those looking to escape the hustle and bustle of city life.

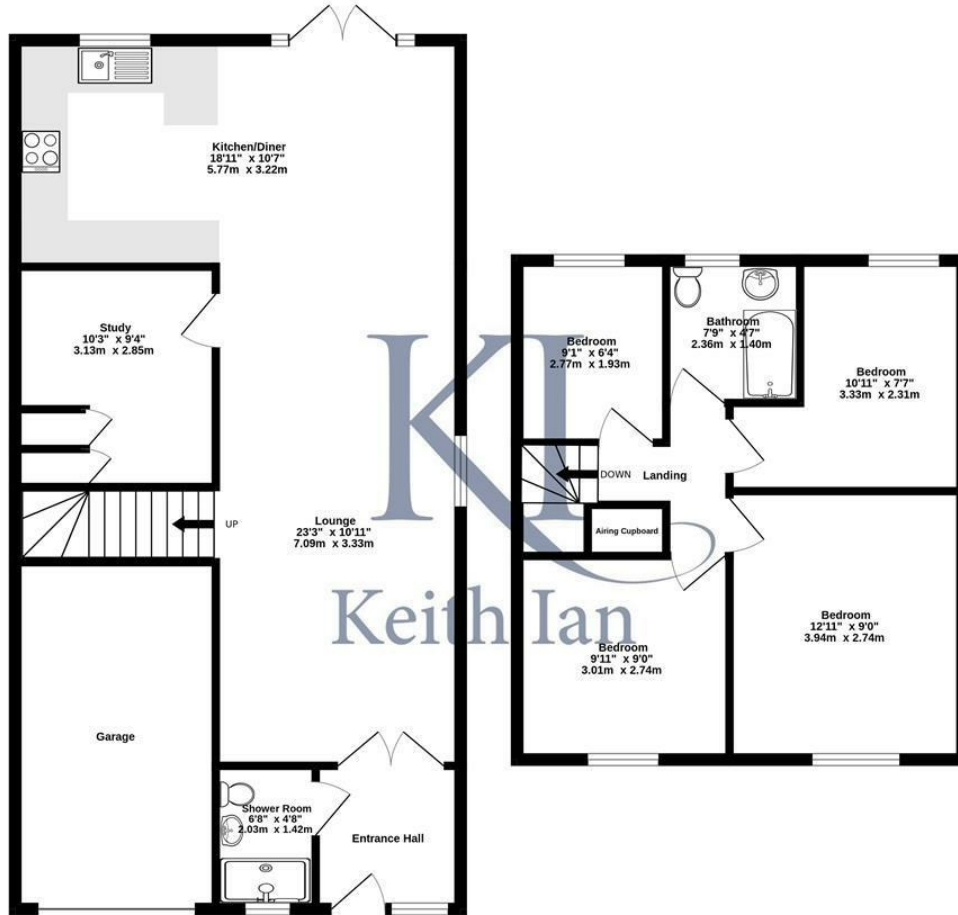






Ground Floor
840 sq.ft. (78.0 sq.m.) approx.

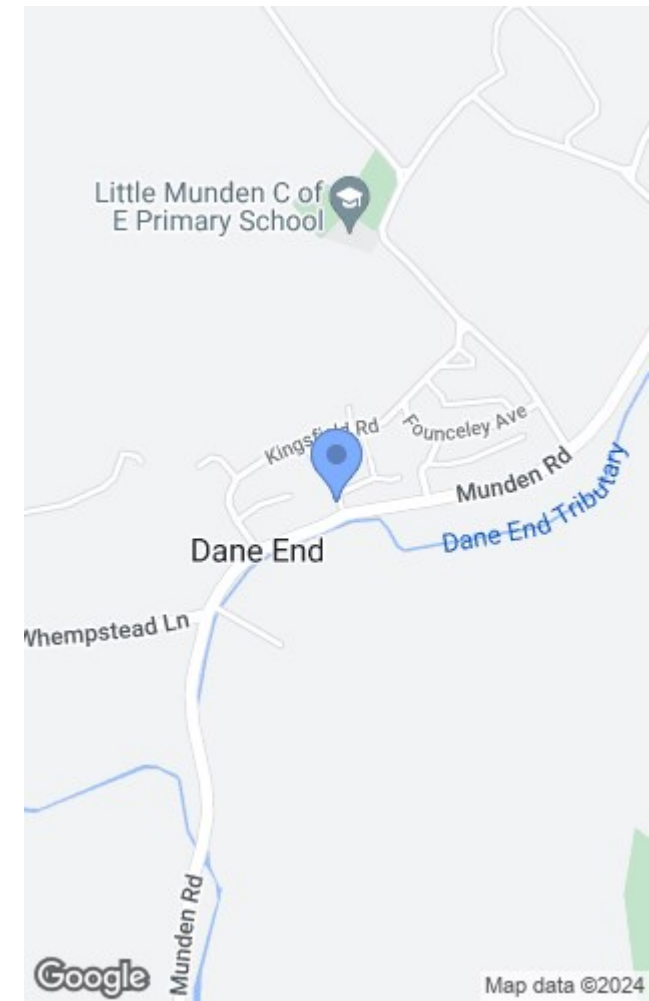
1st Floor
482 sq.ft. (44.8 sq.m.) approx.



TOTAL FLOOR AREA: 1322 sq.ft. (122.8 sq.m.) approx.

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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These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract. Whilst every effort is made to ensure the accuracy of these details, it should be noted that the above measurements are approximate only. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.



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

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

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