

Taylor Phelps are pleased to offer this rarely available three bedroom house positioned on the highly desirable and much sought after Southside of Ware close to the high street and Ware station which serves both Hertford East and London Liverpool Street. This house offers good scope for improvement and further benefits from a garage, a driveway and a south facing rear garden.





























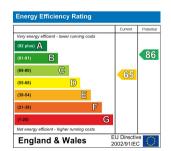
Floor Plan

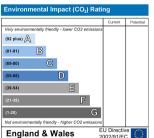
GROUND FLOOR 1ST FLOOR BATHROOM BEDROOM DINING AREA 9'0" x 8'6" 2.74m x 2.59m 2.74m x 2.44m SITTING ROOM 16'0" x 12'0" 4.88m x 3.66m BEDROOM 14'7" x 9'8" 4.45m x 2.94m BEDROOM GARAGE 15'9" x 8'4" 4.80m x 2.55m Whilst every altering has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other terms are approximate and no responsibility to later to any error, prospective purchaser. The services, spleams and applicates shown have not been tested and no guarantee as to their operability or efficiency can be given.

Area Map



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.







