



The Granary, Stanstead Abbotts Ware SG12 8XH

welcome to

The Granary, Stanstead Abbotts Ware

William H Brown are delighted to offer for sale this modern top floor apartment situated within the popular village location of Stanstead Abbotts. The apartment is within walking distance of Stanstead Abbotts High Street which offers a range of restaurants, shops, pubs, recreational amenities and St Margaret's Mainline Railway Station serving London Liverpool Street. The accommodation comprises of an entrance hall, lounge/dining room, fitted kitchen area, double bedroom and modern bathroom. Externally there are communal areas and allocated parking.





Entrance Hall

Sitting/Dining Room

19' 3" Max x 11' 9" Max (5.87m Max x 3.58m Max)

Fitted Kitchen

9' 6" Max x 7' 7" Max (2.90m Max x 2.31m Max)

Double Bedroom

12' 8" Max x 10' 7" Max (3.86m Max x 3.23m Max)

Bathroom

6' 10" Max x 5' 6" Max (2.08m Max x 1.68m Max)

Exterior

Allocated Parking

Total floor area 46.0 m² (495 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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The Granary, Stanstead Abbotts Ware

- Top Floor Apartment
- Lounge/Dining Room & Kitchen Area
- Double Bedroom
- Modern Bathroom
- Spacious Loft Area

Tenure: Leasehold EPC Rating: D

This is a Leasehold property with details as follows; Term of Lease 99 years from 01 Jul 2004. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£220,000



Please note the marker reflects the postcode not the actual property

view this property online [williamhbrown.co.uk/Property/WRE107177](https://www.williamhbrown.co.uk/Property/WRE107177)



Property Ref:
WRE107177 - 0013

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443. Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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