



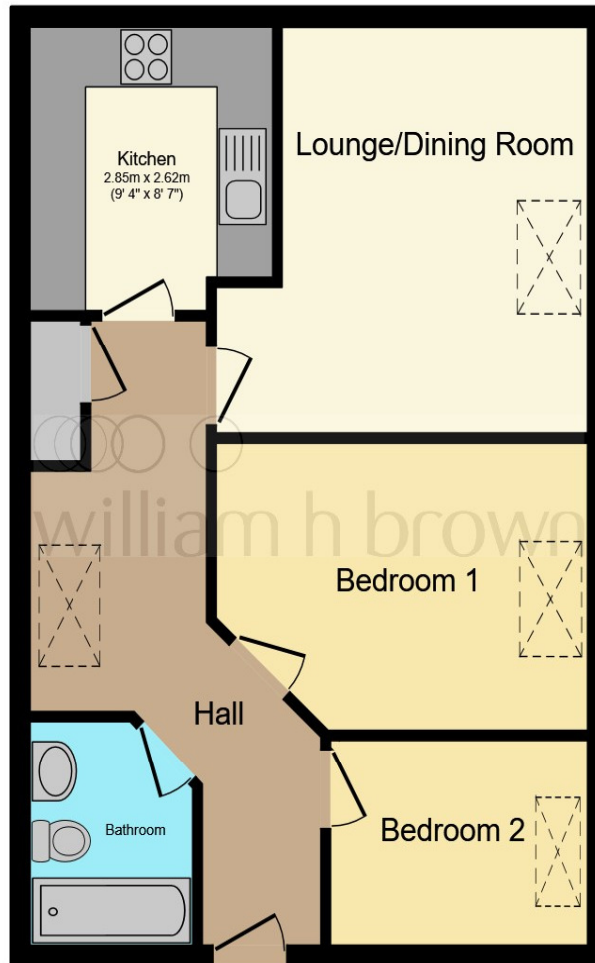
**Stewart Place Station Road, Ware SG12 9UN**

**welcome to**

**Stewart Place Station Road, Ware**

William H Brown are delighted to bring to market an extremely well presented two bedroom, second floor flat set in this modern purpose-built development very close to Ware's mainline station and within walking distance of all of Ware's High Street amenities. The property benefits from a fully fitted kitchen, bathroom, a good size sitting/dining room, Upvc double glazing, Amtico tyle flooring to kitchen and bathroom, as well as a secure entry phone system. Secure gated car park with one allocated space with access via internal stairs or lift.





### Lounge

13' 5" max x 13' 4" max ( 4.09m max x 4.06m max )

### Bedroom 1

13' 5" max x 9' 6" max ( 4.09m max x 2.90m max )

### Bedroom 2

9' 2" max x 6' 9" max ( 2.79m max x 2.06m max )

Total floor area 55.6 m<sup>2</sup> (599 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](http://www.focalagent.com)

welcome to

## Stewart Place Station Road, Ware

- Second floor
- Two bedroom apartment
- Fully fitted kitchen and bathroom
- Spacious lounge
- One allocated parking space

Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 150 years from 01 Jul 2005. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £270,000



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/WRE106798](https://www.williamhbrown.co.uk/Property/WRE106798)



Property Ref:  
WRE106798 - 0004

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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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