



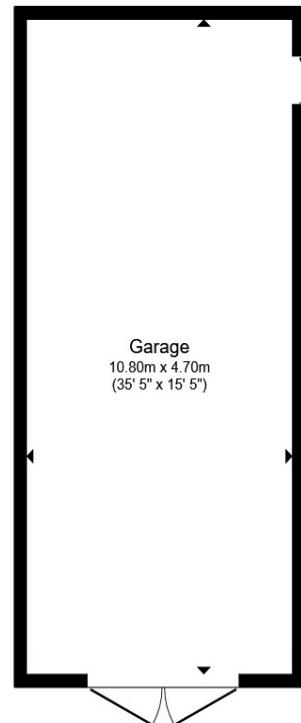
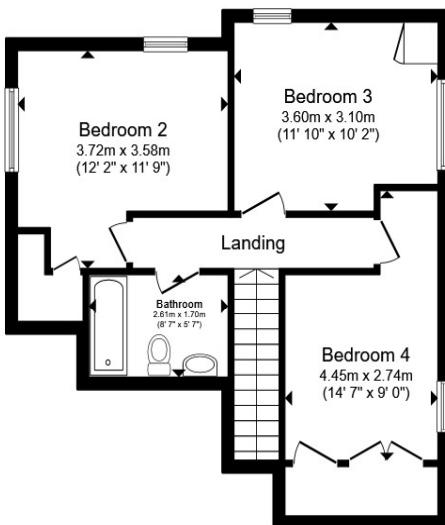
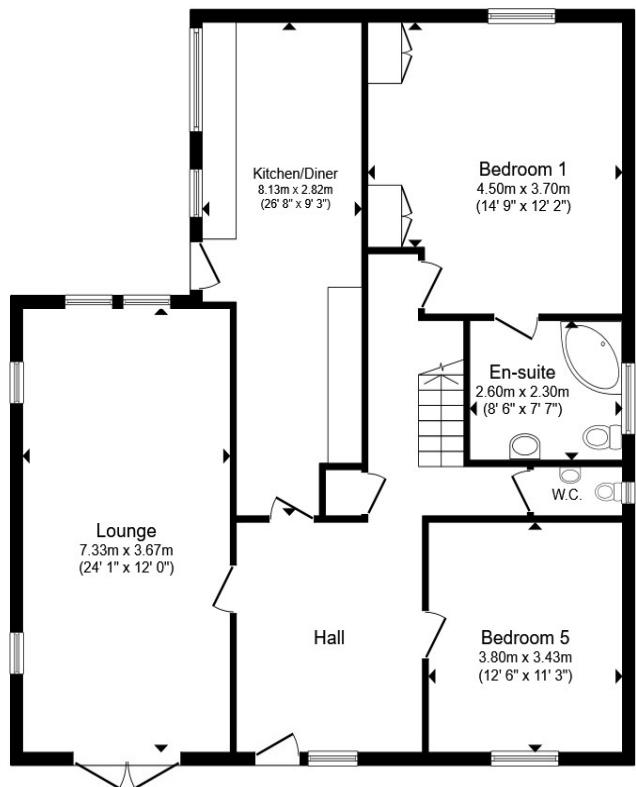
Wengeo Lane, Ware SG12 0EG

welcome to

Wengeo Lane, Ware

Welcome to this exceptional five double bedroom detached chalet-style property positioned along the highly sought-after Wengeo Lane, Ware. Offering an impressive 2,259 sq ft of versatile living space, this unique home combines generous proportions with enviable privacy and spectacular open views.





Hallway

Lounge

24' 1" max x 12' max (7.34m max x 3.66m max)

Kitchen/Diner

Bedroom 1

14' 9" max x 12' 2" max (4.50m max x 3.71m max)

Ensuite

Bedroom 5

12' 6" max x 11' 3" max (3.81m max x 3.43m max)

Downstairs Wc

Landing

Bedroom 2

12' 2" max x 11' 9" max (3.71m max x 3.58m max)

Bedroom 3

11' 10" max x 10' 2" max (3.61m max x 3.10m max)

Bedroom 4

14' 7" max x 9' max (4.45m max x 2.74m max)

Bathroom

Exterior

Total floor area 211.2 m² (2,273 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.propertybox.io

welcome to

Wengeo Lane, Ware

- FIVE BEDROOM DETACHED CHALET STYLE PROPERTY
- 2259 SQ FT FLOOR PLAN
- HIGHLY SORT AFTER LOCATION
- PRIVACY AND SPECTACULAR VIEWS
- SPACIOUS LAYOUT

Tenure: Freehold EPC Rating: E

Council Tax Band: G

£770,000



view this property online williamhbrown.co.uk/Property/WRE107801

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



Property Ref:
WRE107801 - 0005

 william h brown



01920 465411



Ware@williamhbrown.co.uk



80 High Street, WARE, Hertfordshire, SG12 9AT



williamhbrown.co.uk