



**Temple Lane, Tonwell Ware SG12 0HP**

**welcome to**

**Temple Lane, Tonwell Ware**

Beautifully appointed and forming part of this low rise purpose built block is this striking first floor two bedroom apartment. Enjoying well proportioned living accommodation and further comprising; bright lounge, good size separate fitted kitchen, modern three piece bathroom and excellent storage.





### Lounge

14' 6" max x 11' 10" max ( 4.42m max x 3.61m max )

### Kitchen

7' 10" max x 9' 10" max ( 2.39m max x 3.00m max )

### Utility Room

### Bedroom 1

10' 7" into wardrobes x 13' 6" max ( 3.23m into wardrobes x 4.11m max )

### Bedroom 2

6' 11" max x 10' max ( 2.11m max x 3.05m max )

### Bathroom

Total floor area 59.4 m<sup>2</sup> (640 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)

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## Temple Lane, Tonwell Ware

- First floor Two Bedroom Apartment
- Ample Parking
- Communal Gardens
- Long Lease
- Low Service Charges

Tenure: Leasehold EPC Rating: D

This is a Leasehold property with details as follows; Term of Lease 125 years from 21 Aug 1989. 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

**£240,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
WRE107349 - 0005

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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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