



2A, Railway View, Ware

SG12 9JR

Asking Price £309,000



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## 2A Railway View, Ware, SG12 9JR

Steven Oates are please to offer this absolutely stunning and immaculately presented two-bedroom ground floor apartment which is perfectly positioned in this modern built development built approximately 7 years ago. This swish apartment offers a surprising amount of accommodation being larger than average for most apartments. The property welcomes you with a good size entrance hallway where you will find access into two generous size bedrooms, the main bedroom includes an en-suite shower room and plenty of room for wardrobes. The living accommodation comprises of this beautiful open plan space which benefits from a modern kitchen and French doors and access onto your own full width terrace, great for the warmer months. Externally, this property benefits from well-maintained communal areas and allocated parking, Internal viewing highly recommended !

Located within one of Ware's most sought after residential roads, the property is only a short distance from the highly acclaimed Presdales School. Ware Town train station is less than (0.2m) away providing fast and regular services to London's Liverpool Street. Ware town centre is also less than 0.5 miles from the property, offering an excellent choice of shops, restaurants, bars, coffee shops and much more.



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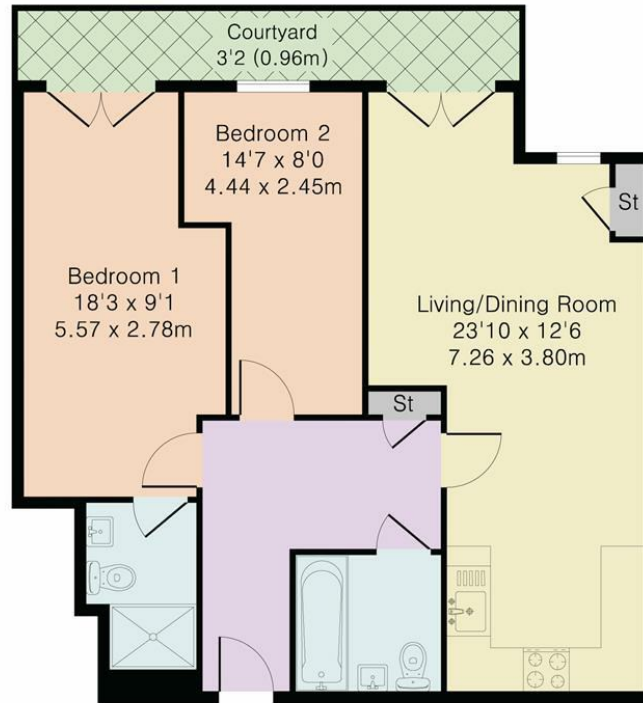


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Approximate Gross Internal Area 710 sq ft – 66 sq m



Ground Floor



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.



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