



Cowper Close, Ware SG12 0GN
Guide price £322,500



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Taylor Phelps

Estate Agency

GROUND FLOOR

BEDROOM
15'3" x 10"
5.57m x 2.74m

CUPBOARD

BEDROOM
10'5" x 9'2"
3.18m x 2.49m

BATHROOM

LIVING / DINING ROOM
22'5" x 14'0"
6.83m x 4.27m

KITCHEN

Taylor helps
Estate Agency

Whilst every attempt has been made to ensure the accuracy of the floorplan computerised from measurements of plans, visitors, views and any other items, the appearance and its incorporation is taken by any area, variation or any comment. This plan is for illustrative purposes only and should not be used as part of any generalised purchase. The images, features and equipment shown have not been visited and is provided as is.
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Energy Efficiency Rating

Rating	Running Costs	Current	Potential
A	Very energy efficient - lower running costs	83	83
B	(91-91)		
C	(89-89)		
D	(55-68)		
E	(70-54)		
F	(21-38)		
G	(11-20)		
Not energy efficient - higher running costs			

Environmental Impact (CO₂) Rating

Rating	CO ₂ Emissions	Current	Potential
A	Very environmentally friendly - lower CO ₂ emissions	83	83
B	(81-91)		
C	(89-89)		
D	(55-68)		
E	(70-54)		
F	(21-38)		
G	(11-20)		
Not environmentally friendly - higher CO ₂ emissions			

England & Wales EU Directive 2002/91/EC

