

# Jonathan Hunt

LETTING AGENCY

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**3 High Oak House Collett Road, Ware, Hertfordshire, SG12 7LY**

**£1,595 Per Month**

JONATHAN HUNT LETTINGS are pleased to offer this impressive TWO DOUBLE BEDROOM GROUND FLOOR apartment located just a five minutes walk from Ware's town centre. The property is offered in excellent condition and features a fantastic WEST FACING LANDSCAPED GARDEN, En-suite shower room to the master bedroom. Allocated and visitors parking. Available from 25th July 2026

REFERENCES - Please only enquiry if you pass the reference criteria

- Gross Income: Minimum £47,850
- NO CCJ's, IVA's or history of bad credit
- Positive landlord reference (if applicable)



Buntingford Branch - Company No. 10303541 VAT No. 10303541

Ware Branch - Company No. 4759215 VAT No. 700174975

LIVING ROOM 26'6 x 13'7 overall (8.08m x 4.14m overall)

DINING AREA

KITCHEN

MASTER BEDROOM 11'10 x 9'8 (3.61m x 2.95m)

ENSUITE

BEDROOM TWO 12'5" x 8'7"

BATHROOM

REAR GARDEN

EXTERIOR



| Energy Efficiency Rating                    |  | Current                    | Potential |
|---|--|----------------------------|-----------|
| Very energy efficient - lower running costs |  |                            |           |
| (92 plus) <b>A</b>                          |  |                            |           |
| (81-91) <b>B</b>                            |  |                            |           |
| (69-80) <b>C</b>                            |  |                            |           |
| (55-68) <b>D</b>                            |  |                            |           |
| (39-54) <b>E</b>                            |  |                            |           |
| (21-38) <b>F</b>                            |  |                            |           |
| (1-20) <b>G</b>                             |  |                            |           |
| Not energy efficient - higher running costs |  |                            |           |
| <b>England &amp; Wales</b>                  |  | EU Directive<br>2002/91/EC |           |

| Environmental Impact (CO <sub>2</sub> ) Rating                  |  | Current                    | Potential |
|---|--|----------------------------|-----------|
| Very environmentally friendly - lower CO <sub>2</sub> emissions |  |                            |           |
| (92 plus) <b>A</b>  |  |                            |           |
| (81-91) <b>B</b>  |  |                            |           |
| (69-80) <b>C</b>  |  |                            |           |
| (55-68) <b>D</b>  |  |                            |           |
| (39-54) <b>E</b>  |  |                            |           |
| (21-38) <b>F</b>  |  |                            |           |
| (1-20) <b>G</b>   |  |                            |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |  |                            |           |
| <b>England &amp; Wales</b>                                      |  | EU Directive<br>2002/91/EC |           |

