

Jonathan Hunt

ESTATE AGENCY

20 High Street Ware SG12 9BX

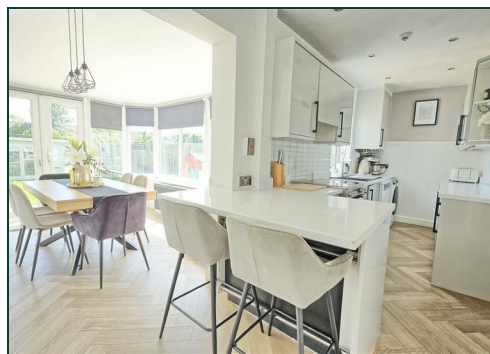
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4 Canons Road, Ware, Hertfordshire, SG12 0BT

£525,000

JONATHAN HUNT are pleased to offer this well presented THREE BEDROOM SEMI DETACHED FAMILY HOME situated close to the town centre and Station. The property briefly comprises three reception rooms, modern kitchen, and a ground floor shower room. The first floor comprises three bedrooms and a refitted Bathroom suite. Externally the property features a generous sized garden with a summer house/home office and on the front a gated driveway with parking for two/three cars.

Buntingford Branch - Company No. 10303541 VAT No. 10303541

Ware Branch - Company No. 4759215 VAT No. 700174975

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ENTRANCE HALLWAY

RECEPTION/PLAYROOM



SHOWER ROOM



LIVING ROOM



CONSERVATORY



KITCHEN



BEDROOM ONE



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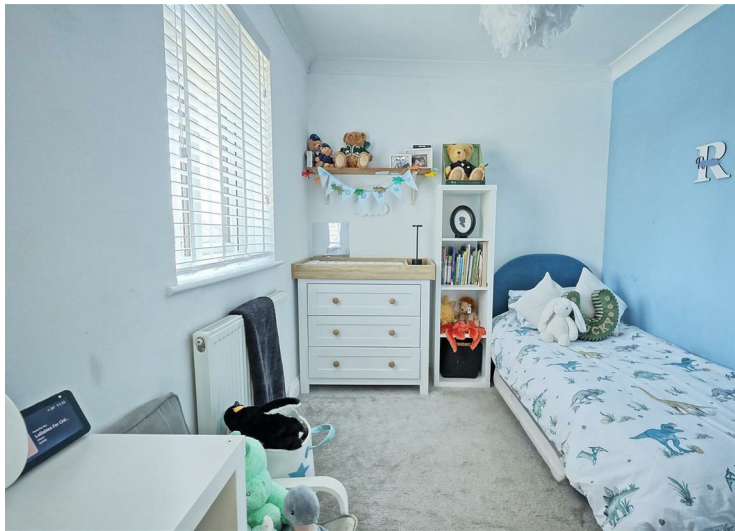
BEDROOM TWO



EXTERIOR



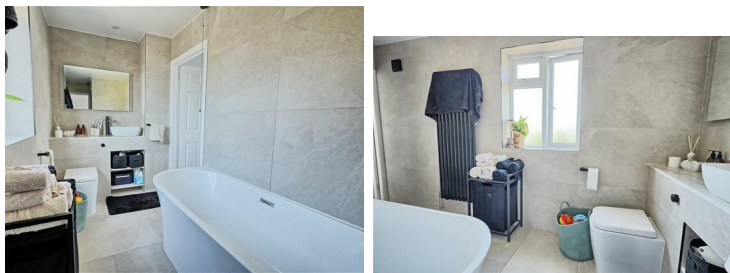
BEDROOM THREE



GATED DRIVEWAY



BATHROOM



REAR GARDEN



SUMMER HOUSE/HOME OFFICE

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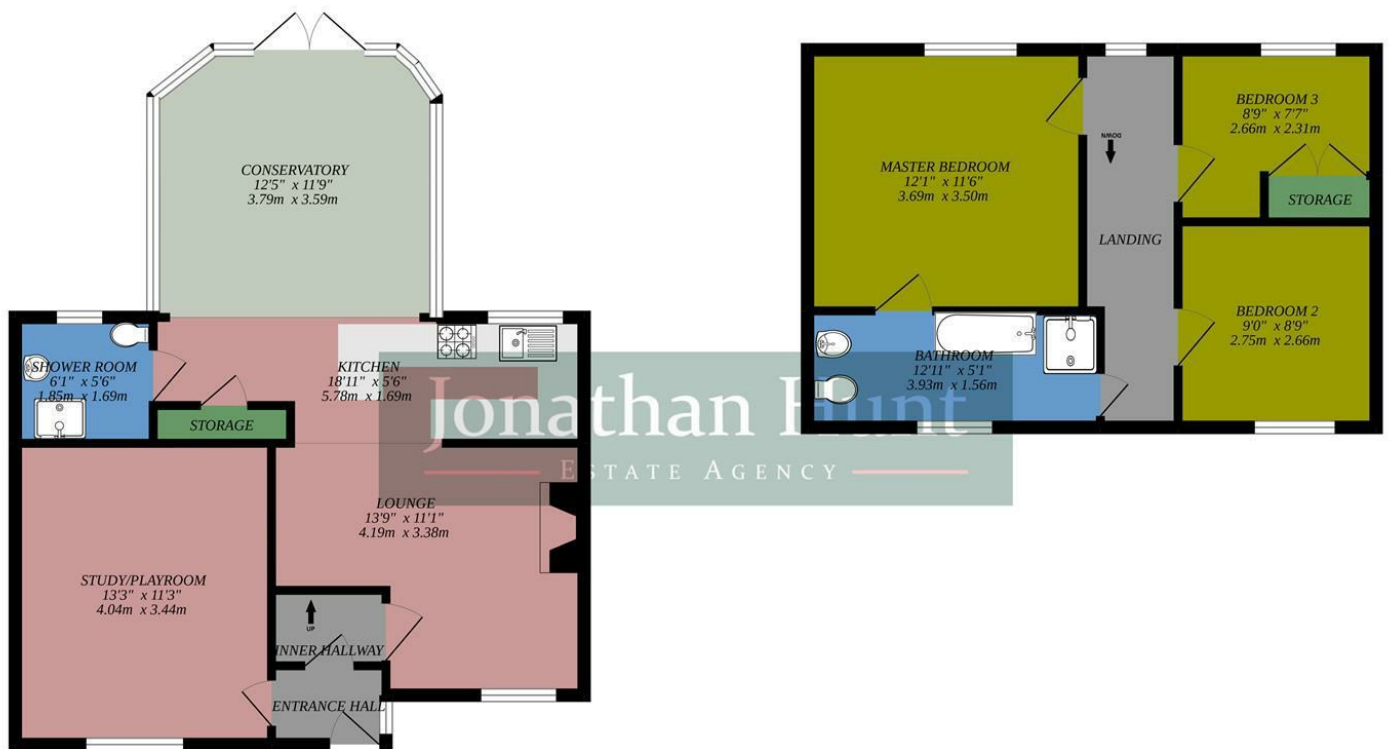


Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO2 emissions</i>		
England & Wales	EU Directive 2002/91/EC	

GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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