



Elliot Heath
ESTATE AGENTS

28 Highmill, Ware
Guide Price £285,000

28 Highmill

Ware, Ware

Beautiful penthouse apartment in Ware with panoramic views, private roof garden, gas central heating, dual aspect lounge and double bedroom with roof terrace access. Garage, communal gardens, visitors parking. Close to amenities and mainline station. Call 01920 293333 to view.

Council Tax band: C

Tenure: Leasehold

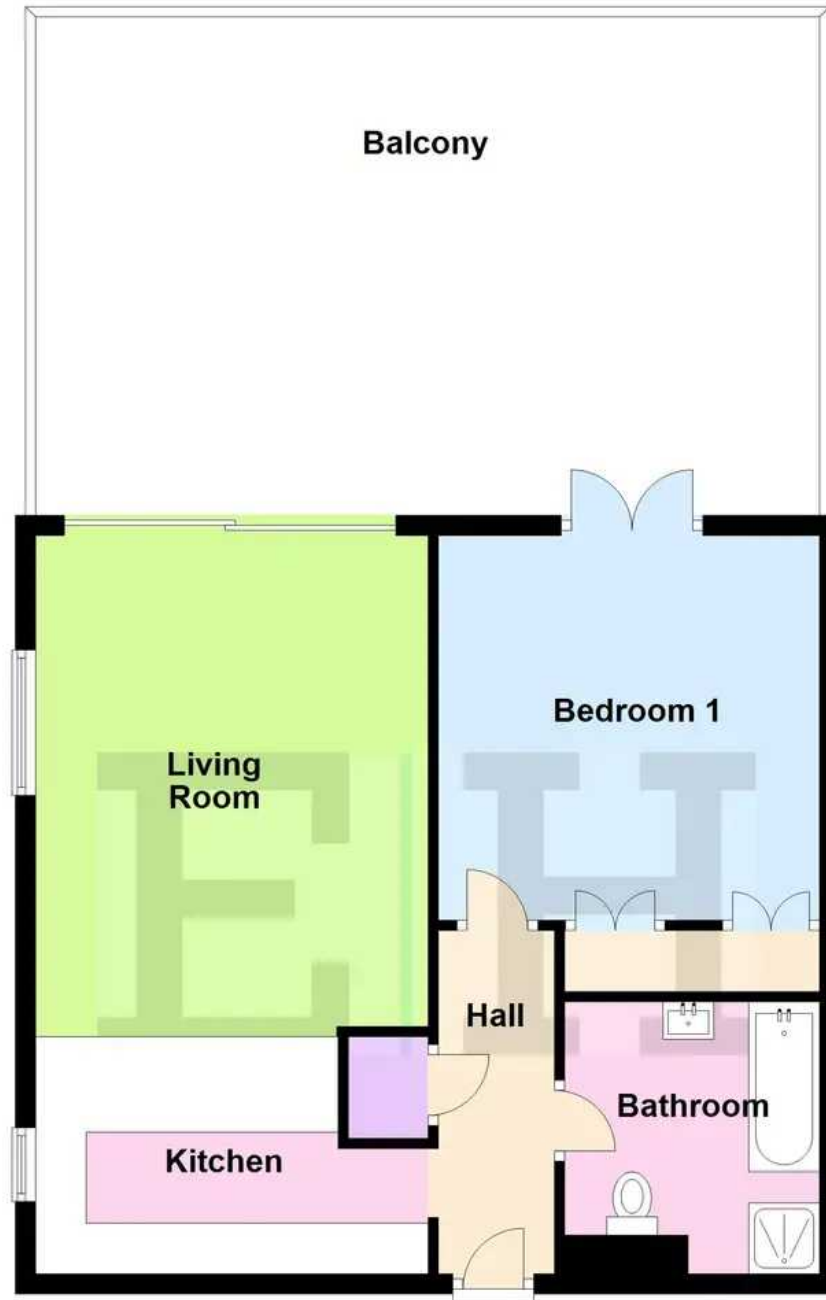
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



Top Floor

Approx. 56.5 sq. metres (608.6 sq. feet)



Total area: approx. 56.5 sq. metres (608.6 sq. feet)

Accommodation

Communal entrance hall with stairs to all floors. Front entrance door to:

Entrance Hallway

With radiator, built in storage cupboard, wood effect flooring, doors to:

Living Room

12' 9" x 15' 11" (3.89m x 4.85m)

Dual aspect with direct access onto the roof garden providing stunning views across Ware and the surrounding countryside. Wood effect flooring, contemporary radiator, coved ceiling, open to:

Kitchen

12' 9" x 7' 8" (3.89m x 2.34m)

Fitted with a range of wall and base storage units with marble work surfaces over incorporating a sink and drainer unit, porcelain splash back areas, built in oven and microwave, five ring gas hob with extractor over, integrated appliances, wine cooler, breakfast bar open plan to lounge area, wood effect flooring, wall mounted boiler.

Bedroom

12' 6" x 12' 4" (3.81m x 3.76m)

Decorative panelled walls, direct access by Upvc double glazed patio doors onto the roof garden/terrace, radiator.

Bathroom

With Upvc double glazed window. Beautifully fitted with a suite comprising shower cubicle with waterfall rain shower head, panel enclosed bath, contemporary wash hand basin, concealed cistern wc, wood effect flooring, tiled walls, heated towel rail.





ROOF TERRACE

16' 6" x 25' 5" (5.03m x 7.75m)

With private roof terrace measuring approximately 16'6 x 25'5 with artificial lawn and stunning views over Ware. Well kept communal gardens.

GARAGE

Single Garage

Garage arranged en bloc together with visitors parking.







Elliot Heath Estate Agents

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