



**Elliot Heath**  
ESTATE AGENTS

**83 Star Street, Ware**  
Guide Price £500,000



# 83 Star Street

Ware, Ware

Stunning three-bedroom Victorian cottage with driveway, two receptions, landscaped garden, stylish bathroom, and walking distance to Ware station and town centre.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: C



## Star Street, SG12

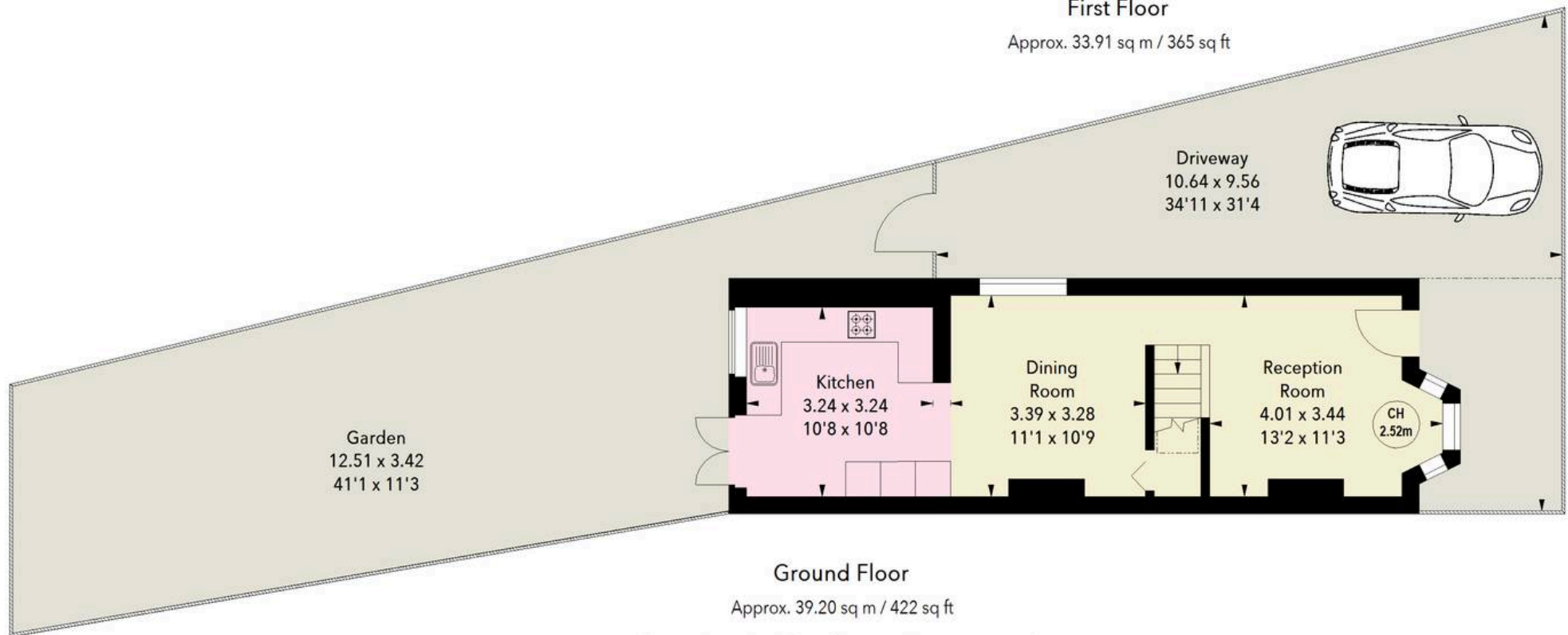
Approximate Area = 73.11 sq m / 787 sq ft

Key :  
CH - Ceiling Height



### First Floor

Approx. 33.91 sq m / 365 sq ft



### Ground Floor

Approx. 39.20 sq m / 422 sq ft

Illustration For Identification Purposes Only.  
All measurements and areas are approximate, not to scale.  
© Orange Tree Photography



## Accommodation

Private front entrance door to:

### Living Room

13' 2" x 11' 3" (4.01m x 3.44m)

With Upvc double glazed bay window to front aspect with fitted shutters, feature fireplace, fitted shelving and cupboard to one alcove, radiator, wood flooring, stairs rising to first floor, open to:

### Dining Room

11' 1" x 10' 9" (3.39m x 3.28m)

With Upvc double glazed window to side aspect, under stairs storage cupboard, feature fireplace, radiator, wood flooring, open to:

### Kitchen

10' 8" x 10' 8" (3.24m x 3.24m)

With double glazed double doors and window opening onto the rear garden. Fitted with a range of wall and base storage units with wood work surfaces over, integrated oven with inset hob and extractor over, space for American style fridge/freezer, space for washing machine and dishwasher, tiled splash back areas, tiled flooring, radiator.

### First Floor Landing

With loft access and doors to:

### Bedroom One

11' 4" x 10' 9" (3.45m x 3.28m)

With double glazed window to front aspect, attractive feature fireplace, radiator, fitted wardrobe cupboards.

### Bedroom Two

8' 0" x 5' 4" (2.45m x 1.62m)

With double glazed window to side aspect, large built in storage cupboard, radiator.





**Bedroom Three**

8' 0" x 5' 3" (2.45m x 1.60m)

With double glazed window to rear aspect, radiator.

**Bathroom**

With double glazed window to rear aspect with obscure glass. Fitted with a suite comprising roll top bath, vanity storage unit with inset sink, low level w.c, fully tiled double shower, tiled splash back areas, tiled flooring, heated towel rail.







## REAR GARDEN

This beautiful home has a rear garden which is paved to the immediate rear leading to an artificial lawn and further paved area to the extreme rear housing the timber garden shed.

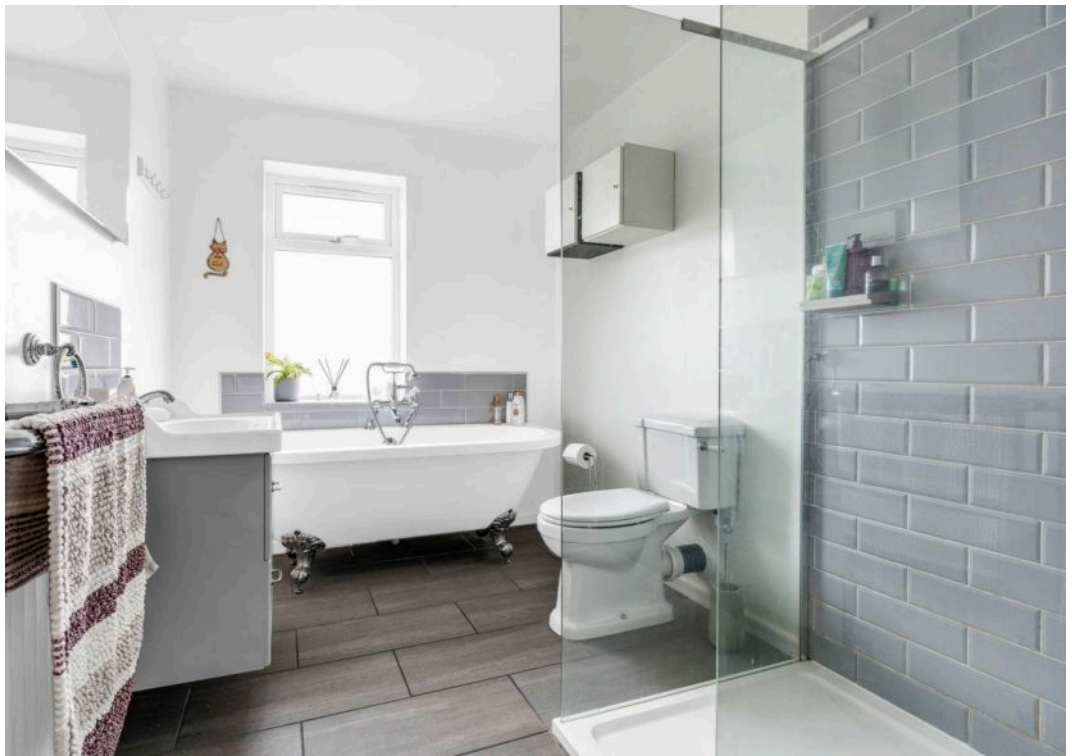
## DRIVEWAY

1 Parking Space

The property benefits from a driveway providing off street parking.











## Elliot Heath Estate Agents

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