



24 Cambridge Road, Thundridge

£550,000 Freehold

2 Bedroom Character Cottage • Boasting a Wealth Of Character • Contemporary Style Modern Kitchen • Downstairs WC and Useful Utility Room • Driveway For 2 Cars • 2 Double Bedrooms • Modern Bathroom with Separate Shower Cubical • Rear Garden Overlooking Fields



Lounge

13' 11" x 11' 7" (4.24m x 3.53m)

Kitchen

13' 9" x 10' 7" (4.19m x 3.23m)

Utility Room

11' 2" x 4' 2" (3.40m x 1.27m)

Downstairs WC

Stairs To First Floor

Bedroom One

13' 8" x 11' 7" (4.17m x 3.53m)

Bedroom Two

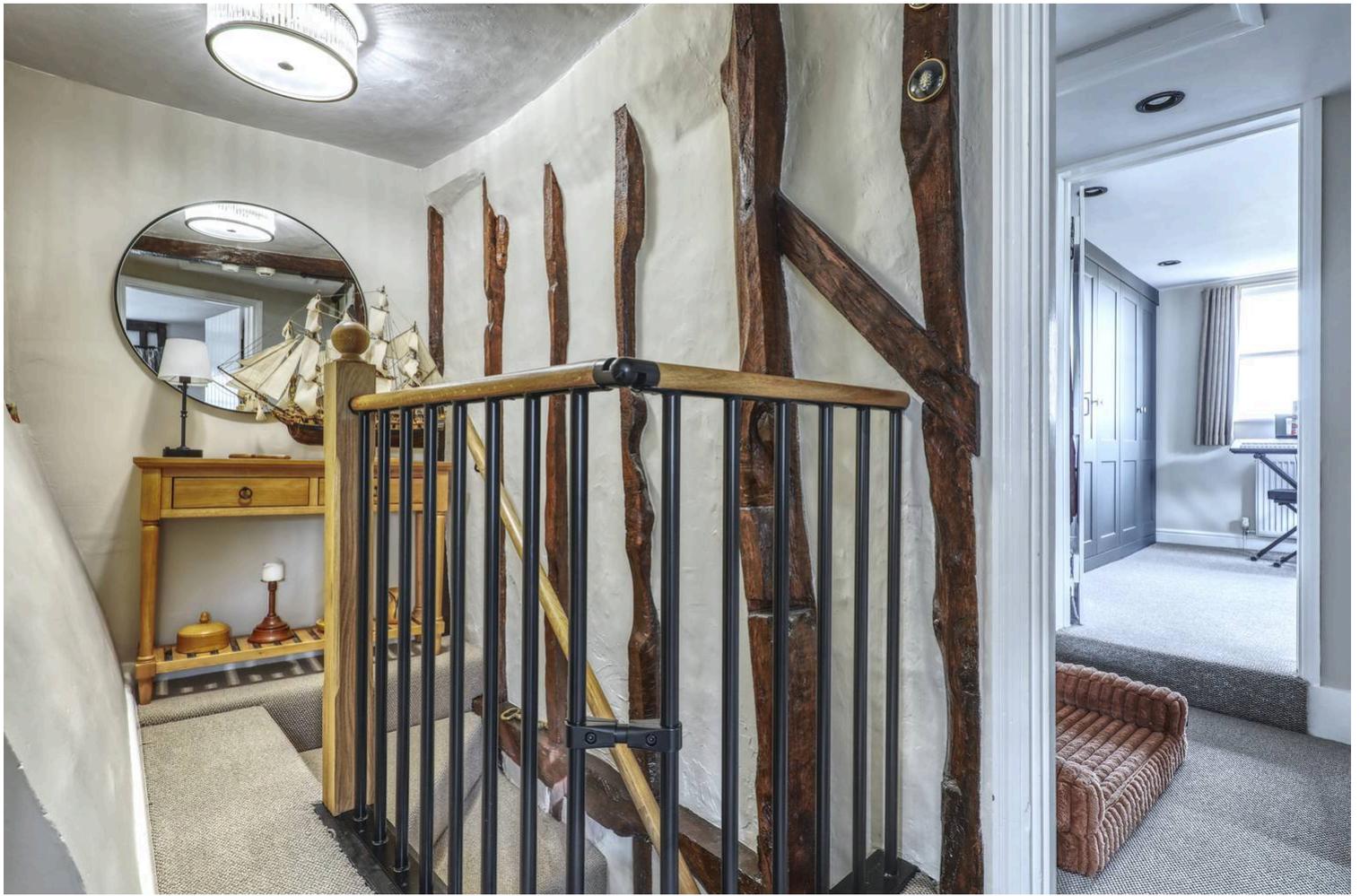
11' 4" x 11' 3" (3.45m x 3.43m)

Shower Room

Agents Note

These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract. Whilst every effort is made to ensure the accuracy of these details, it should be noted that the above measurements are approximate only. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been check.





Keith Ian are delighted to offer this immaculately presented two bedroom character cottage located just outside of Ware town.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

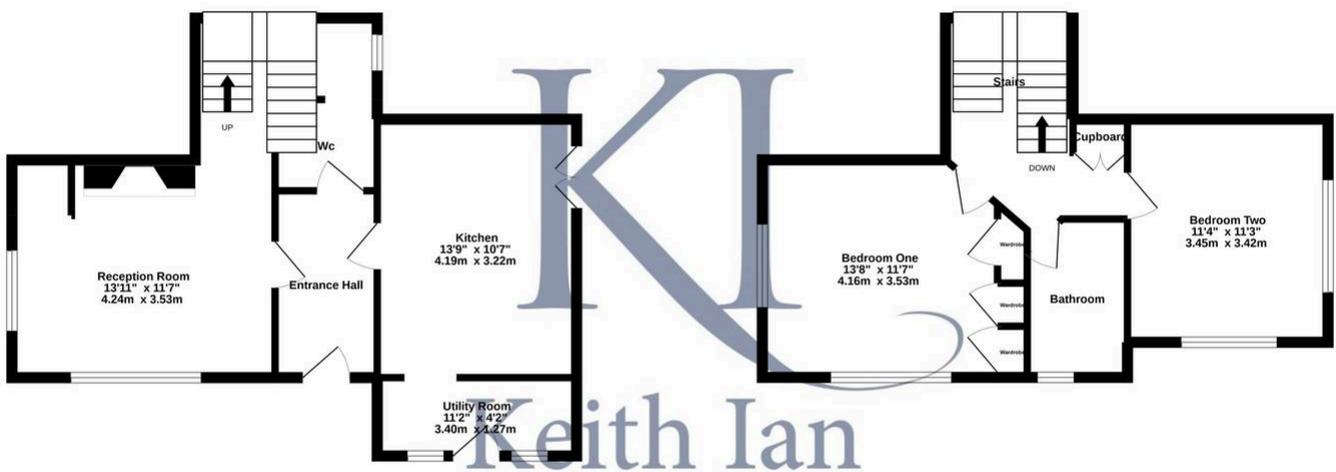
EPC Environmental Impact Rating: D





Ground Floor
477 sq.ft. (44.3 sq.m.) approx.

1st Floor
408 sq.ft. (37.9 sq.m.) approx.



TOTAL FLOOR AREA : 884 sq.ft. (82.1 sq.m.) approx.

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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In accordance with the Money Laundering Regulations 2017, all prospective purchasers must complete identity and verification checks before an offer can be progressed. A £10 non-refundable AML verification fee per buyer is payable before checks are undertaken.