



**Collett Road  
Ware  
Hertfordshire  
SG12**

**Offers in Excess of £128,000**

**bettermove**

# Collett Road Ware

Bettermove are proud to present this 2 bedroom retirement property in Ware, welcoming over 60's only and available chain free.

This property benefits from double glazing and electric heating throughout, with ample off road parking available for residents and visitors.

The council tax band is B.

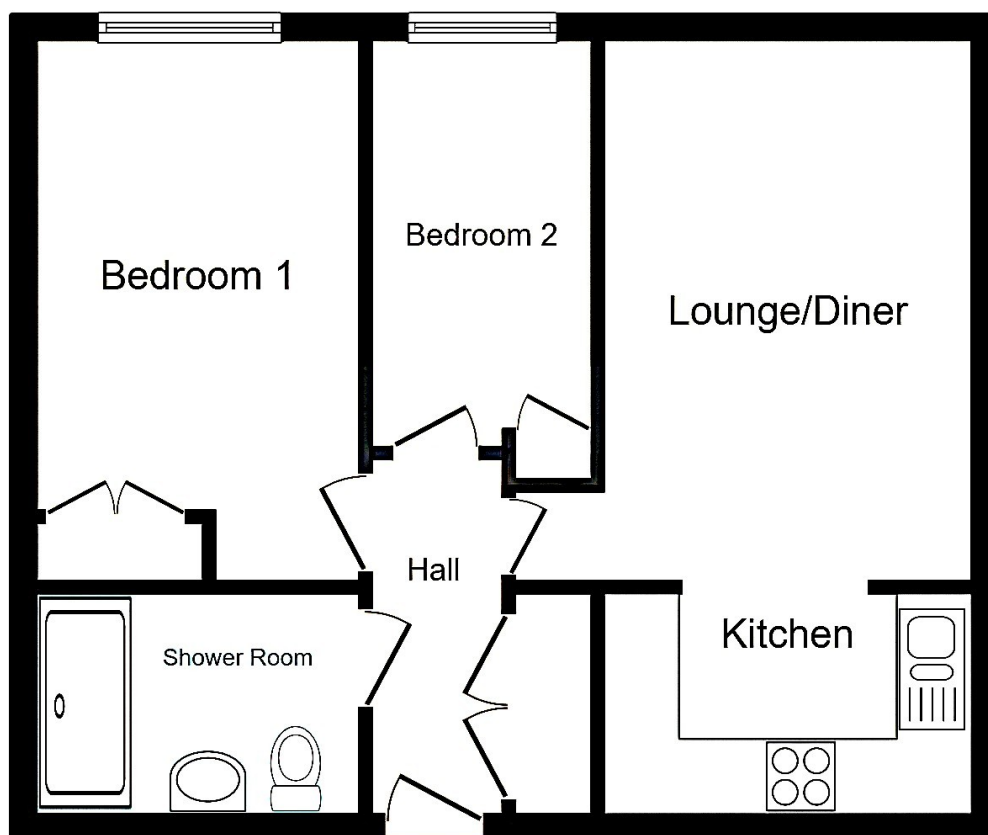
This is a leasehold property with 63 years remaining on the lease; the ground rent and service charge, combined, is £1,500.00 per annum.

The interior of this well presented, first floor property comprises a spacious, open plan living/dining area, fitted kitchen, two bedrooms and a shower room. The property also comes with a communal residents lounge and laundry room.

Located in the popular town of Ware, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport links can be found from Ware Railway Station, a variety of local bus routes, and close access to the A10.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove.





Total floor area 46.3 m<sup>2</sup> (498 sq.ft.) approx



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