5 Delfcroft
Ware, SG12 0BH
£535,000

morgan alexander

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Nestled within a quiet and highly desirable cul-de-sac in Ware, this beautifully presented three-bedroom home offers generous living accommodation, excellent outdoor space and exciting scope to extend, making it the perfect choice for young families looking to put down roots in a thriving community.

The property comprises two spacious double bedrooms and a well-proportioned single bedroom, offering flexible accommodation for a growing family, nursery or home office.

At the heart of the home is a bright and inviting living room that flows effortlessly into a substantial open-plan kitchen and dining area. Designed with modern family living in mind, this fantastic space is ideal for everyday life, entertaining guests and creating lasting memories.

Outside, the property continues to impress with a private, generously sized rear garden. Beautifully suited to summer barbecues, al fresco dining and family gatherings, the garden offers an excellent level of privacy and plenty of space for children to play.

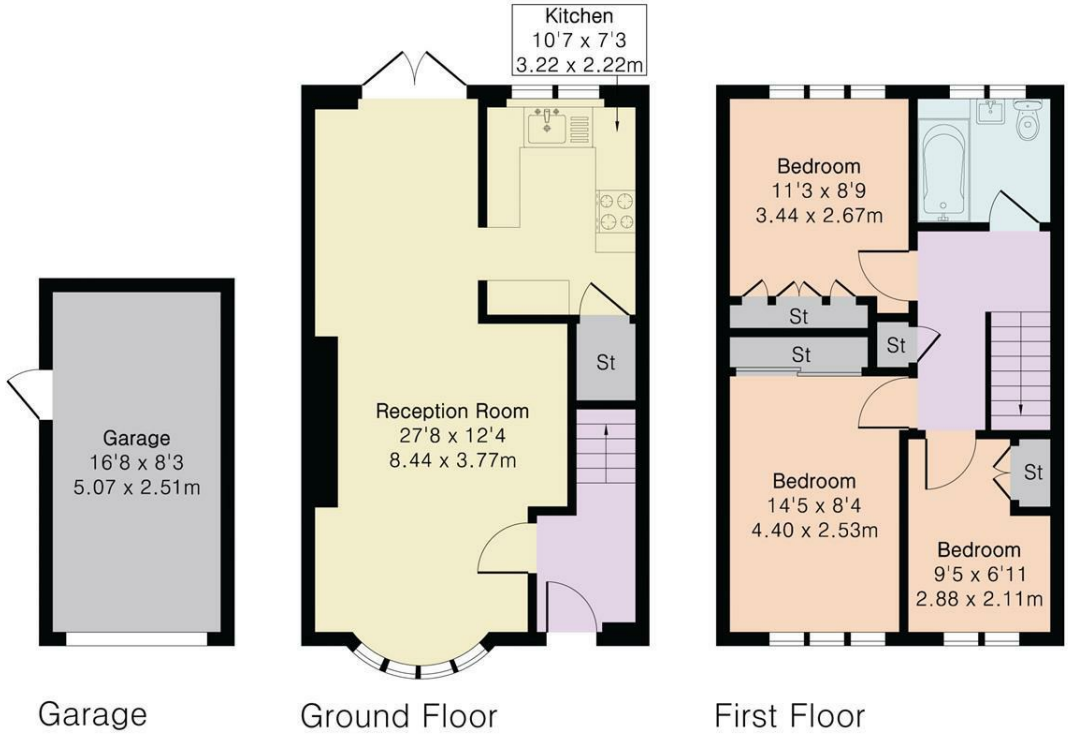
Adding further appeal is the benefit of planning permission already granted to link the garage to the main house, providing an exciting opportunity to create additional living accommodation and further enhance the property's value.

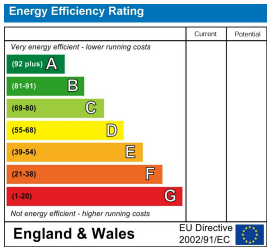
The home also benefits from a private driveway, garage and ample on-street parking for visitors.

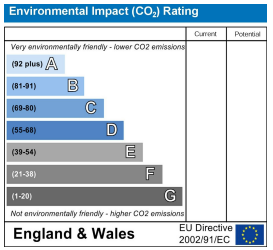
lets stay home

Approximate Gross Internal Area 814 sq ft - 76 sq m (Excluding Garage)

Ground Floor Area 418 sq ft – 39 sq m
First Floor Area 396 sq ft – 37 sq m
Garage Area 136 sq ft – 13 sq m







PROPERTY MISDESCRIPTIONS ACT 1991
The agent has not tested any apparatus, equipment, fixtures and fittings, or services, so cannot verify that they are in working order or fit for their purpose or within ownership of the seller, therefore the buyer must assume the information given is incorrect. References to the Tenure of the property are based on information supplied by the Vendor. The agents have not had sight of the title documents. The buyer is advised to obtain verification from their Solicitor. The measurements supplied are for general guidance and as such must not be relied on as fact. Nothing concerning the type of construction or the condition of the structure is to be implied from the photograph of the property. The sales particulars may change in the course of time, and any interested party is advised to make a final inspection of the property prior to exchange of contracts.

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The Property Ombudsman

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