

AITCHISONS

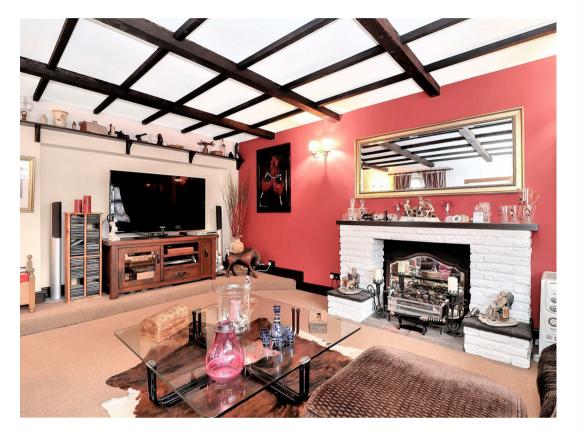
selling homes since 1935

St. Johns Road, Watford, WD17 1PT

Offers In The Region Of £1,000,000 Freehold



St. Johns Road, Watford, WD17 1PT



In the Conservation Area – This charming property is tucked away in a walled garden that provides complete privacy and is yet only minutes from Watford Junction and about ½ mile from the Town Centre. Between them the house and detached two storey annexe provide around 2,400 sq ft of fascinating and versatile 4/5 bedroom accommodation that would be particularly suitable for someone looking to work from home but needing to 'hop on the train' from time to time.

The main house has double front doors to the reception hall and the ground floor also provides sitting room, dining room, kitchen, rear lobby, utility room and cloakroom. Upstairs are principal bedroom with en suite shower, two further double bedrooms and the family bathroom.

The annexe has a ground floor sitting room/office/bedroom and en suite shower. There is a separate front door and stairs to the first floor with a sitting room/kitchen, bedroom and en suite bathroom.

There is off-street parking for three or four vehicles on the driveway (behind sliding electric gate) and a delightful "sun trap" courtyard garden between the house and the annexe.

Early viewing recommended.

Conservation Area
Secure gated access
Walled Garden
House & Annexe
Four or Five Bedrooms
Great Charm & Character
Secluded Courtyard Garden
Ideal for Extended Family
or Home Office(s)
Minutes from Watford Junction







RESIDENTIAL SALES | RESIDENTIAL LETTINGS | NEW HOMES | COUNTRY HOMES | RESIDENTIAL SURVEY AND VALUATIONS TOWN PLANNING | DEVELOPMENT | BUILDING SURVEY AND DESIGN | FINANCIAL SERVICES AND COMMERCIAL







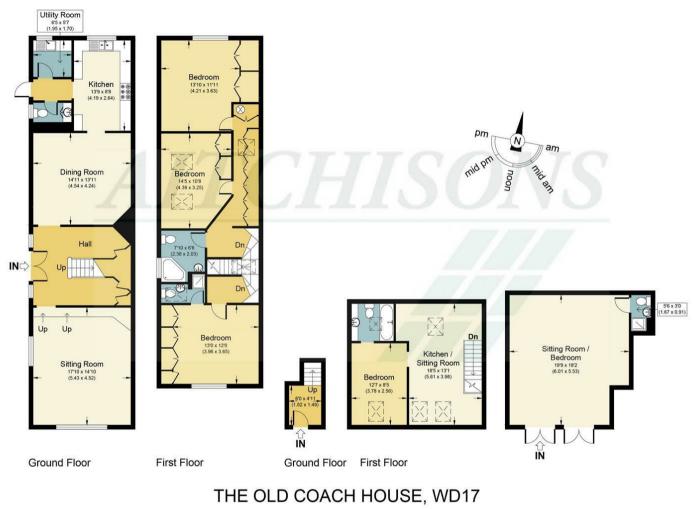






PLAN FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.



APPROX. GROSS INTERNAL FLOOR AREA 2399.59 SQ FT / 222.93 SQ M ARGHML: THIS IMAGE IS ILLUSTRATIVE ONLY - NOT TO SCALE: COPYRIGHT: THE IMAGE TAILOR LTD. 2020.

VIEWING

Strictly by appointment with Aitchisons

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Ref:

IMPORTANT NOTICE

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EPC Rating D

King House 55 Victoria Street, St Albans, AL1 3ER



