



## 17 Kenford Close

Watford, WD25 7JF

**For Sale By Informal Tender £475,000**

\*\*\*\*FOR SALE BY INFORMAL TENDER\*\*\*\*

Nestled in the tranquil cul-de-sac of Kenford Close, Abbots Langley/Garston borders, this charming three-bedroom semi detached house presents a splendid opportunity for those seeking a new home. The property is ideally situated near reputable schools, making it a perfect choice for families with children. Additionally, the nearby Leavesden Park offers a delightful space for outdoor activities and leisurely strolls, enhancing the appeal of this location.

This house is not just a property; it is a canvas for you to create a wonderful home. With ample space and potential, it invites you to envision your future within its walls. The quiet surroundings of the cul-de-sac provide a peaceful retreat from the hustle and bustle of everyday life, ensuring a serene living environment.

This property is available for sale by informal tender, allowing prospective buyers the chance to secure this gem in a desirable area.

Main Conditions Of Sale

The Freehold Interest of:

17 Kenford Close, Watford WD25 7JF

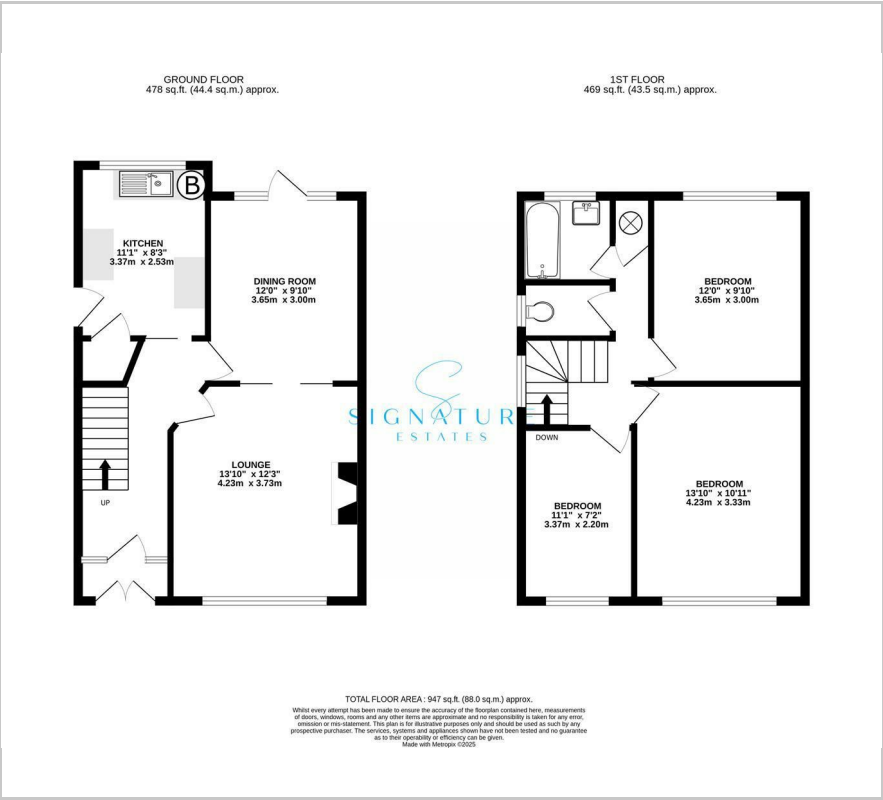
### Viewing

Please contact our Abbots Langley Office on 01923262666 if you wish to arrange a viewing appointment for this property or require further information.

- \*\*\*FOR SALE BY INFORMAL TENDER - Ends 6th May 25 \*\*\*
- \*\*\*No Upper Chain\*\*\*
- Unmissable Opportunity to Acquire A 3 Bed Home
- Fabulous Potential to Extend (SSTP)
- 3 Bedrooms
- Within Easy Walk to Schools
- Private Garden
- Tender Closing Date Monday 6th May
- Quiet Cul De Sac Location
- Book View Now- ENDS 6th May 25



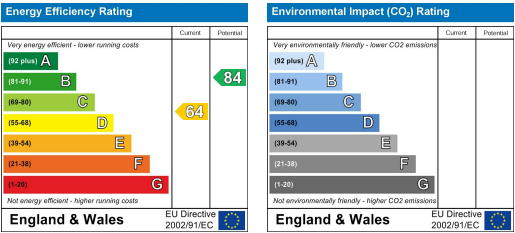
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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