



Connells

Bucknalls Close
Watford



Property Description

This detached house is perfect for anyone looking to put their own stamp on a property. To the front of the house is a mainly lawned front garden with a path to the front door and round to the side access to the rear garden.

The ground floor comprises of a living room, a separate dining room, a kitchen that has the potential to be made larger, knocking through the pantry. Upstairs are three generous size bedrooms and a family bathroom.

To the rear of the property is a good sized garden, with a patio area directly from the house and the rest is mainly laid to lawn. There is a further extension of the garden to rear past fence.

The property is in a good location, close to local amenities, in the catchment area for 'outstanding' local schools and within walking distance of Garston Train Station.

NB Please be advised that Bucknalls Close is a private Road. Any interested party should satisfy themselves in this regard before



Ground Floor

Entrance Hall

Front door, understairs cupboard.

Living Room area

8' 10" x 10' 9" (2.69m x 3.28m)

Window to front aspect, radiator, TV & telephone.

Dining Room area

10' 9" x 12' 10" (3.28m x 3.91m)

Window to rear aspect, radiator, TV & telephone point.

Kitchen

10' 3" x 13' 5" (3.12m x 4.09m)

Fitted with wall and base units, work surfaces, stainless steel sink, oven, hob, plumbing for washing machine, window to rear aspect.

First Floor

Bedroom 1

11' 6" x 11' 6" (3.51m x 3.51m)

Window to front aspect, fitted wardrobes, radiator.

Bedroom 2

11' 6" x 11' 6" (3.51m x 3.51m)

Window to rear aspect, built in wardrobes, radiator.

Bedroom 3

7' 1" x 11' 1" (2.16m x 3.38m)

Window to rear aspect, fitted wardrobes, radiator.

Bathroom

Fitted with bath and mixer taps with shower over, wash hand basin, radiator, extractor fan, window to side aspect.

Separate Wc

WC.

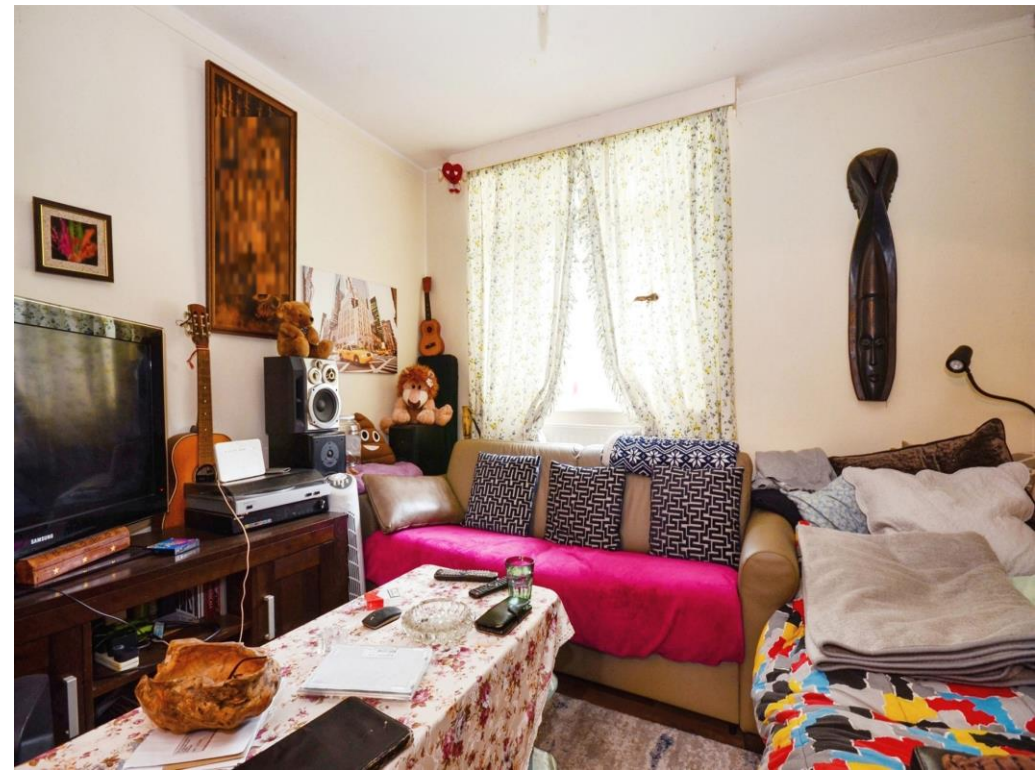
Outside

Front Garden

Lawned garden with path to front door and round to the side access.

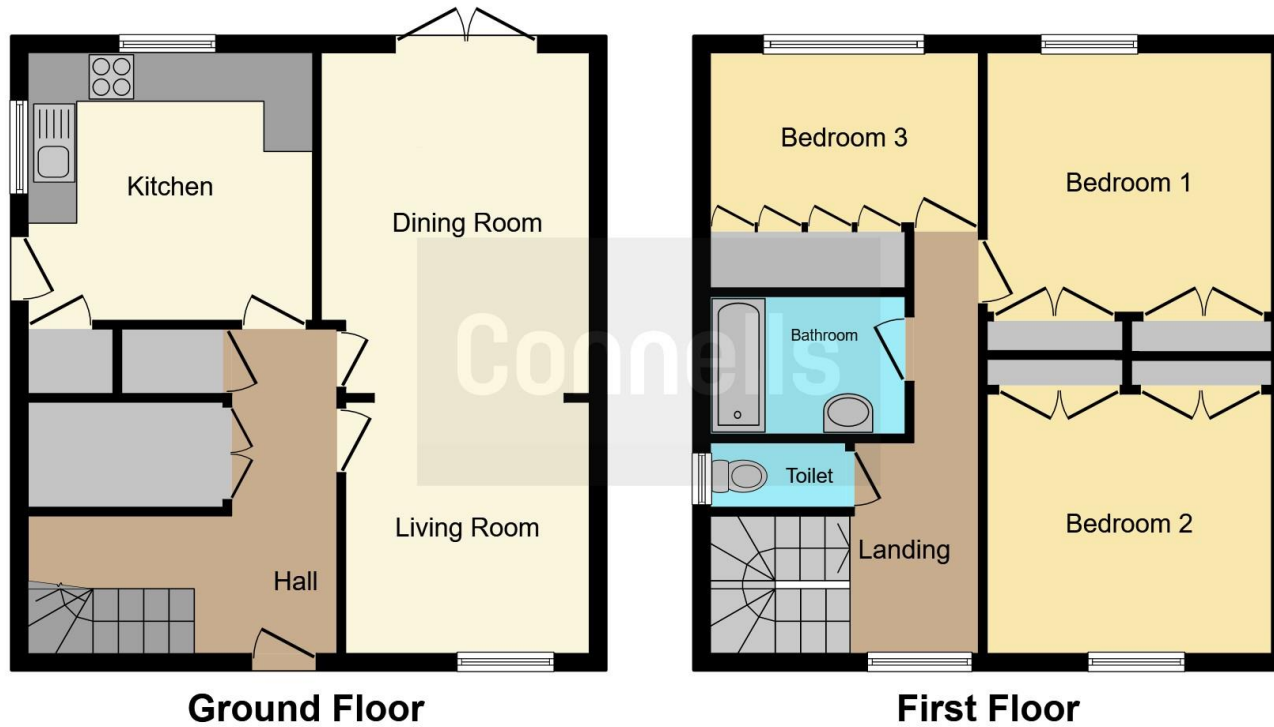
Rear Garden

Mainly laid to lawn, patio area directly from house. side access, further extension of garden to rear of fence.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Tenure: Freehold

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