



Connells

Hindhead Green
Watford



Property Description

**** NO UPPER CHAIN **** Connells are delighted to bring this larger than average 'No-Fines' semi-detached house to the market that is situated on a quiet residential road in South Oxhey. The property comprises of two reception rooms, a modern fitted kitchen, four well-proportioned bedrooms and a family bathroom suite. Benefits include an additional office room, a landscaped rear garden, off-street parking for several cars as well as a garage.

An ideal family home, the property is conveniently located with access to several transport links including Carpenders Park Overground station as well as the M25, M1 & A41 motorways. There are a variety of well-regarded nurseries, primary schools and secondary schools within catchments. The property is also within walking distance to the new facilities within the South Oxhey Central development as well as being a short drive from Watford Town Centre with its array of further shops, eateries, entertainment and recreational facilities.

For more information or to arrange a viewing, please contact Connells today.

Entrance Porch

Door to front aspect, window to side aspect.

Entrance Hall

Door to front aspect, stairs to first floor landing, radiator.

Living Room

14' 6" x 11' 9" (4.42m x 3.58m)

Window to front aspect, feature fire place, radiator, television point, telephone point.

Office

8' 2" x 6' 5" (2.49m x 1.96m)

Window to rear aspect, radiator.

Dining Room

12' 11" x 12' 4" (3.94m x 3.76m)

Window to front aspect, radiator.

Kitchen

16' 8" x 8' 1" (5.08m x 2.46m)

Fitted kitchen comprised of wall and base units with work surfaces and tiling to complement, window to rear aspect, sink with drainer, electric oven, gas hob with extractor hood, plumbing for washing machine and dishwasher, space for fridge/freezer, under-stairs storage, door to rear garden.

First Floor Landing

Stairs from entrance hall, airing cupboard.

Bedroom One

18' 1" x 11' 8" (5.51m x 3.56m)

Window to rear aspect, range of fitted wardrobes, radiator.

Bedroom Two

11' 1" x 9' 11" (3.38m x 3.02m)

Window to front aspect, radiator.

Bedroom Three

10' x 9' 9" (3.05m x 2.97m)

Window to rear aspect, radiator.

Bedroom Four

8' 5" x 7' 8" (2.57m x 2.34m)

Window to front aspect, radiator.

Bathroom

Windows to rear aspect, bath with mixer taps and overhead shower, WC, vanity basin, heated hand towel rail.

Outside

Front Garden

Block paved driveway for several cars, garage access.

Garage

17' 2" x 9' 6" (5.23m x 2.90m)

Rear Garden

Landscaped rear garden, paved patio area, astro turf, side access.









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

To view this property please contact Connells on

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EPC Rating: C

view this property online connells.co.uk/Property/WTF313874

Tenure: Freehold



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Property Ref: WTF313874 - 0005