



Connells

Avalon Court Hartswood Close
Bushey

Avalon Court Hartswood Close Bushey WD23 2GF

for sale
£320,000



Property Description

Connells are pleased to bring this beautifully presented two bedroom, second floor apartment to the market that is positioned within a modern purpose built development in Bushey. This bright and airy accommodation comprises of an entrance hall with two storage cupboards, a living room which is open to a modern fitted kitchen, a stylish shower room and two double bedrooms. Further benefits include no ground rent charges, video security entry and a parking space, plus additional parking for visitors. The property is conveniently located with access to several transport links including Bushey and Watford High Street train stations as well as the A41, M1 & M25 motorways. There are a variety of shops and amenities within proximity including David Lloyd fitness centre as well as only being a short drive away from Watford High Street & Shopping Centre, providing further entertainment and recreational facilities.

Viewing is highly recommended.

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

Entrance Hall

Door to front aspect, radiator and storage facilities.

Lounge

19' 4" MAX x 18' 4" MAX (5.89m MAX x 5.59m MAX)

Window to front and side aspect, television point, door to balcony and radiator.

Kitchen

10' 10" x 8' 6" (3.30m x 2.59m)

Window to front aspect, wall and base units, work surfaces, plumbing for a dishwasher and washing machine, free standing fridge/freezer, electric oven, gas hob, cooker-hood and one bowl sink with drainer.

Bedroom 1

17' 9" x 8' 6" (5.41m x 2.59m)

Window to rear aspect, built in wardrobe and radiator.

Bedroom 2

14' 9" x 8' 6" (4.50m x 2.59m)

Window to rear aspect, built in wardrobes and radiator,

Bathroom

Partially tiled throughout, water closet, vanity unit, bath with mixer taps and overhead shower, extractor fan and radiator.

Outside

Balcony

Private balcony accessible via the lounge,

Parking

Two allocated parking spaces.









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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86 High Street
 BUSHEY WD23 3HD

EPC Rating: C

Tenure: Leasehold

view this property online connells.co.uk/Property/BUS307819

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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