



**Ovaltine Court Ovaltine Drive, Kings Langley WD4 8GY**

**welcome to**

**Ovaltine Court Ovaltine Drive, Kings Langley**

Discover modern living in this stylish 2-bed, 2-bath apartment at Ovaltine Court. With spacious open-plan living, a sleek kitchen, and an en-suite master, this home offers both comfort and convenience. Enjoy secure gated access, parking, and close proximity to Kings Langley station.







**Entrance Hall**

**Open Plan Lounge / Kitchen**

23' 2" To Max x 12' 11" ( 7.06m To Max x 3.94m )

**Bedroom One**

13' x 10' 1" ( 3.96m x 3.07m )

**En-Suite**

**Bedroom Two**

13' x 8' 10" ( 3.96m x 2.69m )

**Bathroom**

**Outside**

**Allocated Parking**

Total floor area 71.0 m<sup>2</sup> (764 sq.ft.) approx

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](http://www.focalagent.com)

welcome to

## Ovaltine Court Ovaltine Drive, Kings Langley

- No Upper Chain
- Sought After Ovaltine Development
- Two Bedroom Upper Floor Apartment
- Well Presented Throughout
- Modern Open Plan Lounge / Kitchen

Tenure: Leasehold EPC Rating: B

This is a Leasehold property with details as follows; Term of Lease 125 years from 31 Dec 2005. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

**£260,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [brownandmerry.co.uk/Property/HHD110621](https://www.brownandmerry.co.uk/Property/HHD110621)



Property Ref:  
HHD110621 - 0004

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