



## **The Clarendon, Clarendon Road, Watford, WD17 1JA**

**£320 Per Week**

READY FOR OCCUPATION IN EARLY/MID OCTOBER  
THE CLARENDON, CLARENDON ROAD, WATFORD WD17

ONE OF THE TALLEST & MOST LUXURIOUS RESIDENTIAL TOWERS IN THE AREA OFFERING RESIDENTS AMENITIES SUCH AS GYM, CINEMA, 24 HOUR CONCIERGE, CLUB LOUNGE, CAFE & 24 HOUR CONCIERGE SERVICES

THE LARGEST MANHATTAN STYLE SUITE IN THE BUILDING WITH SEPARATE LIVING AND SLEEPING AREAS SET OVER A GENEROUS 517 SQUARE FEET  
THESE SUITES ARE ALL CORNER ASPECT  
PRICES FROM £320 PER WEEK  
AVAILABILITY ON FLOOR 4

ALL APARTMENTS WILL BE FURNISHED TO A HIGH STANDARD

- COMPLETING IN OCTOBER
- BRAND NEW
- LOCATED IN THE CENTER OF WATFORD WD17
- MINS FROM STATION (FAST TRAIN TO LONDON 15 MINS)
- HOTEL STYLE FACILITIES
- CHOICE OF LARGE MANHATTAN STYLE STUDIO SUITES
- 517 SQUARE FEET WITH SEPARATE BEDROOM & LIVING AREAS
- 4TH FLOOR CORNER UNITS
- 24 HOUR CONCIERGE, RES GYM, CINEMA, CLUB LOUNGE & CAFE
- 25 STOREY RESIDENTIAL TOWER WITH LUXURY FINISHES

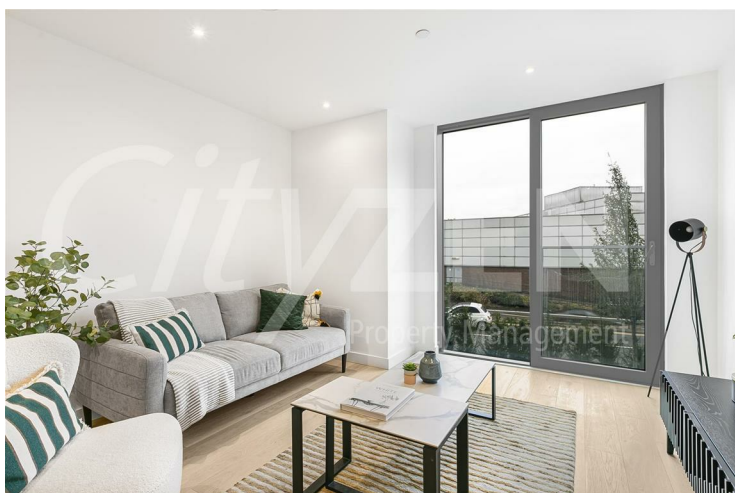
# The Clarendon, Clarendon Road, Watford, WD17 1JA



**BEDROOM AREA**



**LIVING AREA**



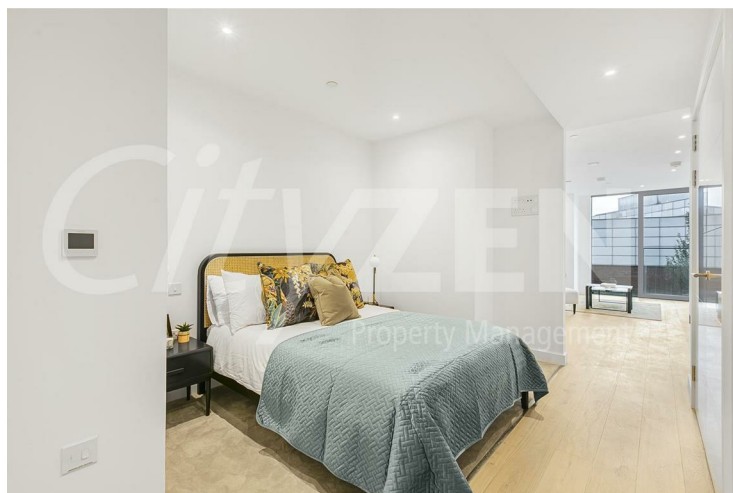
**LIVING AREA**



**LIVING AREA**



**KITCHEN**



**BEDROOM AREA**

**The Clarendon, Clarendon Road, Watford, WD17 1JA**



**BATHROOM**



**STUDIO SHOW FLAT**



**BATHROOM**



**BUILT IN WARDROBES**



**KITCHEN**



**STUDIO SHOW FLAT**

# The Clarendon, Clarendon Road, Watford, WD17 1JA



RESIDENTS LOBBY



RESIDENTS GYM



RESIDENTS CINEMA



THE CLARENDON



THE CLARENDON



THE CLARENDON

# The Clarendon, Clarendon Road, Watford, WD17 1JA



ROOF GARDEN



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ROOF GARDEN



BATHROOM



ROOF GARDEN



BATHROOM

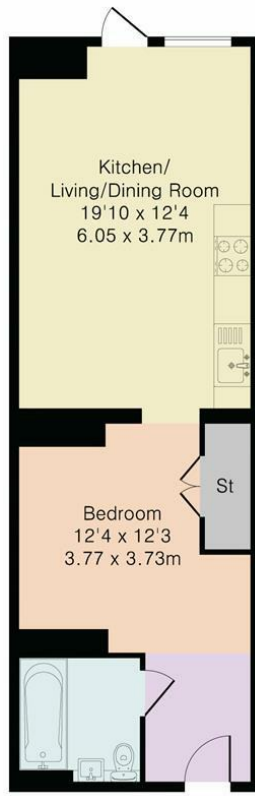


ROOF GARDEN



LIVING AREA

Approximate Gross Internal Area 485 sq ft - 45 sq m



First Floor



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>		EU Directive 2002/91/EC
Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England &amp; Wales</b>		EU Directive 2002/91/EC



We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.