



COLNHURST ROAD WATFORD WD17
£2,750 PER MONTH AVAILABLE 27/07/2024




Hamptons

THE HOME EXPERTS

{ THE PARTICULARS

Colnhurst Road Watford WD17

£2,750 Per Month
Unfurnished

 **4 Bedrooms**
 **3 Bathrooms**
 **2 Receptions**

Features

- Five bedroom townhouse, - Three bathrooms, - Popular Nascot Wood location, - Kitchen/breakfast room, - Separate office, - Enclosed private garden, - Driveway parking, - Close to Watford Junction station, - Deposit equivalent to 5 weeks' rent, - Council tax band F

Council Tax

Council Tax Band F

Hamptons

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{ A STUNNING TOWNHOUSE OFFERING EXTENSIVE ACCOMMODATION

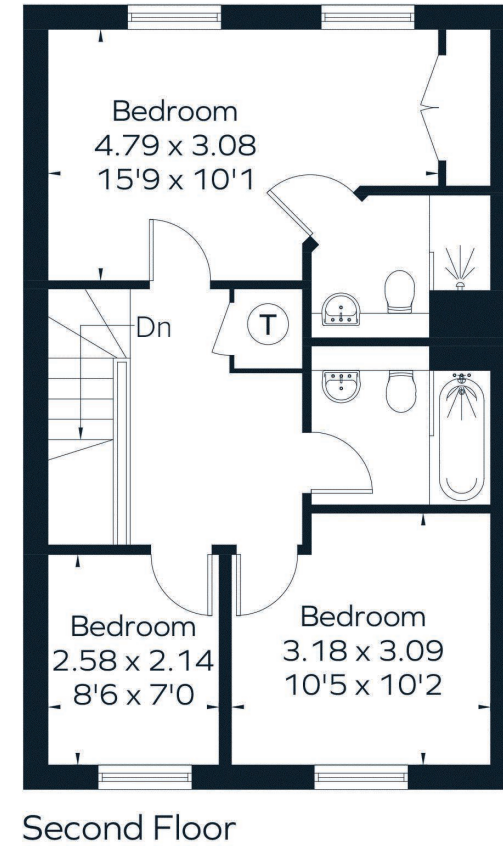
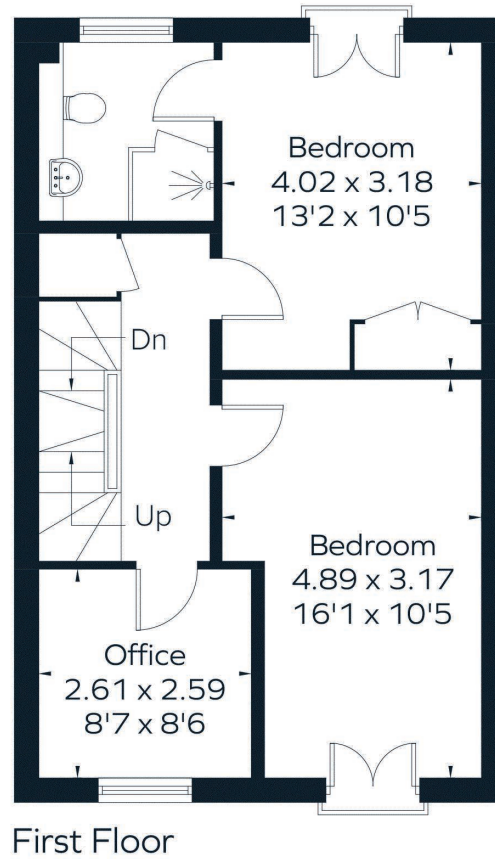
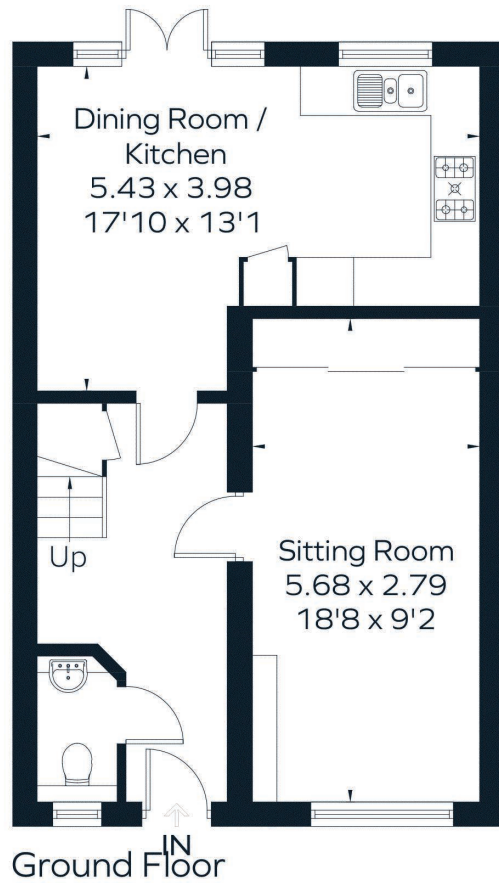
The Property

Located in the popular area of Nascot Wood this lovely townhouse includes modern fixtures and fittings throughout. Accommodation comprises: Entrance hallway with w/c, spacious and modern kitchen with fitted appliances, breakfast area, doors to private enclosed garden, family room, stairs to first floor, living room with Juliette balcony, double bedroom with en-suite shower room, single bedroom, stairs to second floor, main bedroom with en-suite shower room, two further bedrooms and modern main bathroom. Outside to the front is driveway parking. Deposit equivalent to 5 weeks' rent. Council tax band F.

Location

Watford is Hertfordshire's largest town and is situated in the south of the county between the M25 and M1 motorways. Watford is only a 20 minute train journey from Euston station. The River Gade runs along the west of Watford while the River Colne runs along the east. Cassiobury Park is located close by along with The Grove Hotel and golf course. Shopping is dominated by the Atria Centre in the centre of the town. Watford has a great selection of quality secondary and primary schools, both state and private.





Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)
fourwalls-group.com 294743

For Clarification

We wish to inform prospective tenants that we have prepared these particulars as a general guide and they have been confirmed as accurate by the landlord. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and measurement figures rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for

carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the landlord unless specifically itemised with these particulars. Please enquire in office or on our website for details on holding deposit and tenancy deposit figures.

