



Orchard Drive, Watford, WD17 3DX

welcome to

Orchard Drive, Watford

An impeccably appointed five-bedroom semi-detached home on the prestigious Cassiobury Estate, offering expansive living, a striking open-plan kitchen, a 120 ft south-facing garden, and superb access to top schools, Cassiobury Park, and major transport links. Call us today to view!

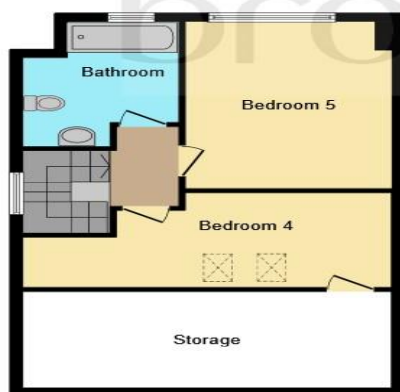




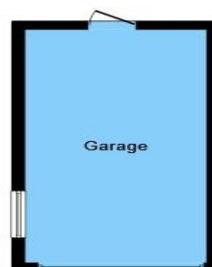
Ground Floor



First Floor



Second Floor



Garage

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

Entrance

Lounge

13' 7" x 16' 4" (4.14m x 4.98m)

Kitchen

21' 3" x 14' 4" (6.48m x 4.37m)

Bedroom 1

14' 1" x 11' 8" (4.29m x 3.56m)

En Suite

9' 5" x 5' 9" (2.87m x 1.75m)

Bedroom 2

16' 4" x 11' 4" (4.98m x 3.45m)

Bedroom 3

9' 5" x 8' 8" (2.87m x 2.64m)

Bathroom

5' 2" x 9' 1" (1.57m x 2.77m)

Bedroom 4

6' 5" x 20' (1.96m x 6.10m)

Bedroom 5

11' 1" x 12' 1" (3.38m x 3.68m)

Bathroom

8' 2" x 8' 5" (2.49m x 2.57m)

Garage

9' 1" x 19' 3" (2.77m x 5.87m)

Total Floor Area (from the EPC)

170 Square Metres

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Orchard Drive, Watford

- 5 Bedroom Semi-detached House in the Cassiobury Estate
- Sophisticated Master Bedroom with En-suite
- Off-street Parking for up to 4 cars
- Expansive South-facing Garden up to 120 ft
- 0.4 Miles to Cassiobury Park

Tenure: Freehold EPC Rating: D

Council Tax Band: F

Guide price

£995,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
WAF104423 - 0003

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