

Tel: 01923 677755
Fax: 01923 680729

www.claytons.co.uk

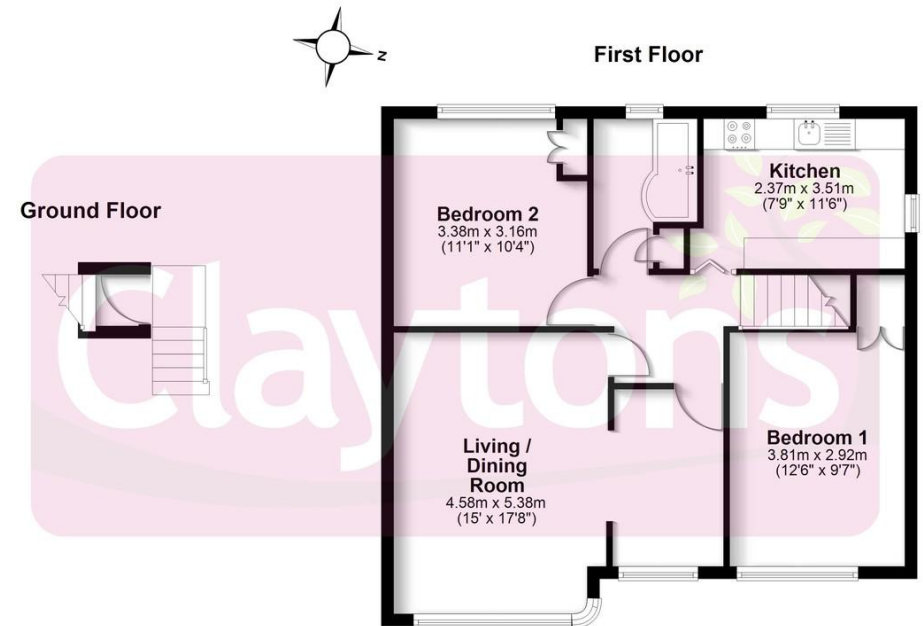


TREVELLANCE WAY, WATFORD – OFFERS IN EXCESS OF £300,000
2 Bedroom Maisonette



A lovely two-bedroom first floor maisonette offered to the market in very good condition throughout and with a lease, in excess of 900 years. Internally the property comprises large living/dining room, two double bedrooms, bathroom and modern fitted kitchen. There is a private rear garden with patio area and lawn making it ideal for entertaining. The property is located within easy reach of local transport links including both the M1 and M25 motorways. Call now to book a viewing.

- Two double bedrooms
- Own private garden
- Modern kitchen
- Living/dining room
- Good condition
- Long lease



Total area: approx. 64.1 sq. metres (690.1 sq. feet)

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE - The position and size of doors, windows, appliances and other features are approximate only. Total area includes garages and outbuildings - © My Home Property Marketing - Unauthorised reproduction prohibited.
Plan produced using PlanUp.

 **VIEWING BY APPOINTMENT THROUGH CLAYTONS 01923 677755**

FREE VALUATIONS & MARKETING ADVICE

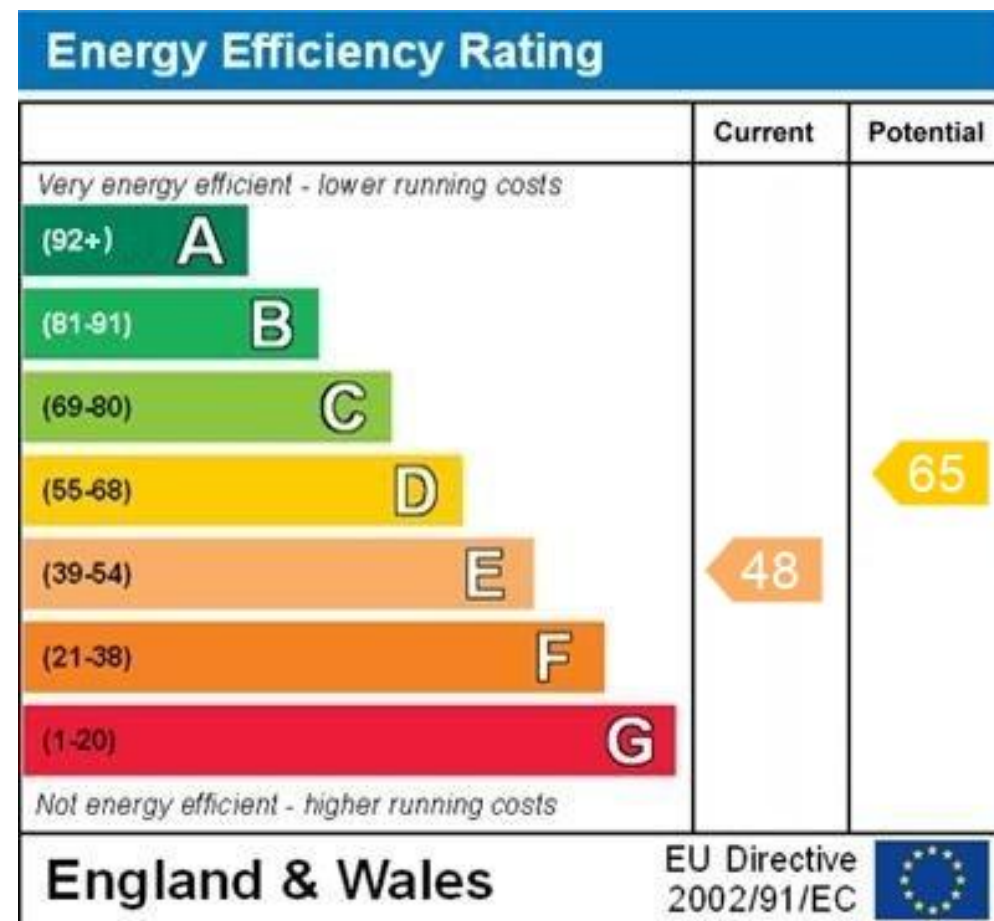
Can we assist you in the sale of your property? If your home is situated within the catchment area of one of our sales offices, we would be pleased to offer you a free valuation and market appraisal, a service which we provide without obligation. Competitive fees are always available for both sole and multiple agencies. Please contact David Clayton on 01923 677755.

NB 1) We have not tested any appliances and/or services mentioned in these property particulars and do not intend to imply they are in full working order. Photographs are for illustrative purposes only and may show items that are not included in the sale of this property. 2) Due to Money Laundering Regulations 2003 we will ask all prospective purchasers for identification. 3) Buyers should seek verification from their solicitor about the legal title of this property.

These particulars are intended only to give fair description of the property, as a guide to prospective buyers. Accordingly, a) their accuracy is not guaranteed and neither Clayton's nor the Vendor(s) accept any liability in respect of their contents; b) they do not constitute an offer or contract of sale, and c) any prospective purchaser should satisfy themselves by inspection or otherwise as to the correctness of any statements or information on these particulars.

Claytons & Hayes Ltd • Registered in England No. 2655243 • Registered Office: 4 Garston Park Parade, Garston, Watford, Herts WD25 9LQ • vat No. 579331903

See all our properties at www.claytons.co.uk



WWW.EPC4U.COM