

Tel: 01923 677755
Fax: 01923 680729

www.claytons.co.uk



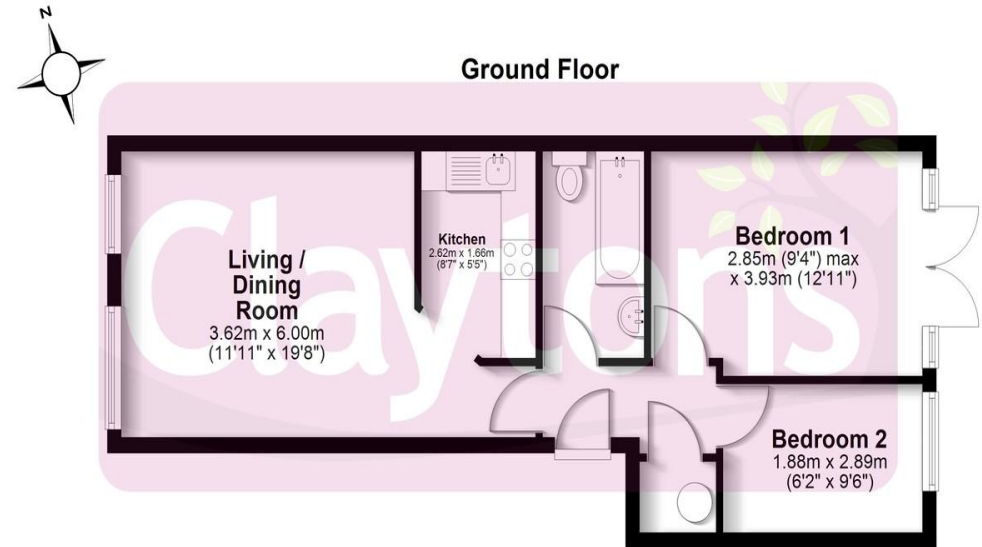
FOXLANDS CLOSE, WATFORD - £270,000
2 Bedroom Ground Floor Flat



This two bedroom ground floor flat is located in a popular development just off the High Road and is offered to the market in good condition throughout. Internally the property briefly comprises lounge/dining room with a small but well fitted and modern kitchen, main bedroom with patio doors leading into the well kept communal gardens, a further single bedroom and a bathroom. Local transport links are a short walk away and Warner Bros Studio Tour is within a few minutes' walk.

Call now to book a viewing.

- Ground floor
- Two bedrooms
- Communal gardens
- Allocated parking space
- Good condition throughout
- Close to transport links



Total area: approx. 46.9 sq. metres (505.1 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

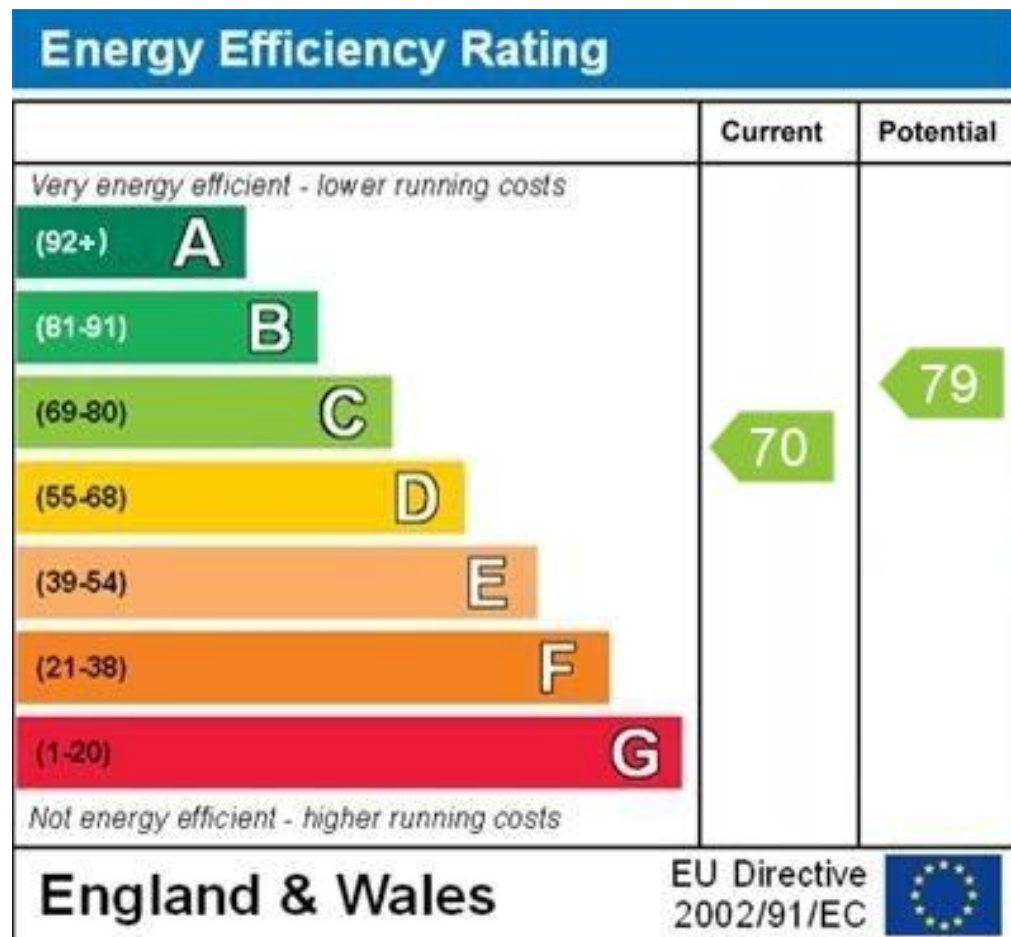
Can we assist you in the sale of your property? If your home is situated within the catchment area of one of our sales offices we would be pleased to offer you a free valuation and market appraisal, a service which we provide without obligation. Competitive fees are always available for both sole and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