



Bradshaw Road

Watford, WD24 4DF

Guide Price £440,000

- Larger Than Average Period End of Terrace
 - Refurbishment Required Throughout
 - Three Bedrooms
- Sitting Room & Living/Dining Room
 - Fitted Kitchen
 - Basement
- Family Bathroom (in need of refurbishment)
- Master Bedroom with En-Suite Shower Room
 - Rear Garden with Side Access
 - New Gas Boiler



JW&Co St Albans

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- Front Door To
- Entrance Hall
- Sitting Room
- Living/Dining Room
- Kitchen
- Basement
- Stairs To First Floor Landing
- Master Bedroom
- En-suite Shower Room
- Bedroom Two
- Bedroom Three
- Family Bathroom
- Rear Garden
- Front Garden

Ground Floor

First Floor



Although these particulars are thought to be materially correct their accuracy cannot be guaranteed and they do not form part of any contract.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales			
	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
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Not environmentally friendly - higher CO ₂ emissions			
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