



- ATTRACTIVE APARTMENT
- SPACIOUS ROOMS
- NO UPPER CHAIN
- RESIDENTS' PARKING

Courtlands Close, Watford, WD24 5GX

£199,950 LEASEHOLD

This attractive apartment is a one double bedroom, first floor flat providing bright and spacious accommodation. Situated in this sought after development, within easy access to both the M1 and M25 major road links to both London and the North.

The property offers a spacious and bright reception room, a modern kitchen and a large double bedroom.

This popular development offers residents' parking and there are attractive communal lawns.



Property Description

MAIN ENTRANCE Communal front door with entry phone system leading to communal entrance. Stairs to first floor leading to vestibule. Own front door leading to entrance hall.

ENTRANCE HALL Entry phone. Wall mounted heater.

LOUNGE 17' 1" x 10' 1" (5.21m x 3.07m) Double aspect room with sealed unit double glazed windows to front and rear. Wall mounted heater. Aerial point. Archway to kitchen

KITCHEN AREA 10' 7" x 8' 2" (3.23m x 2.49m) Single drainer sink unit with mixer tap. Range of matching wall and base units with work surfacing areas. Space for fridge/freezer. Plumbing for washing machine. Space for electric cooker. Extractor hood. Part tiled walls. Vinyl floor. Double glazed window to side. Large built in storage unit housing hot water tank with shelving for linen over.

BEDROOM 13' 2" x 9' 5" (4.01m x 2.87m) Double glazed window to front. Range of built in wardrobes incorporating hanging and drawer space. Wall mounted heater.

BATHROOM White suite comprising panel bath with independent shower and glazed shower screen. Pedestal wash hand basin. Low flush w/c. Part tiled walls. Stainless steel heated towel rail. Window to rear. Extractor.

COMMUNAL GARDENS Mainly laid to lawn with shrub borders



Approx. 44.0 sq. metres (473.6 sq. feet)



Total area: approx. 44.0 sq. metres (473.6 sq. feet)

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