



Southwold Road, Watford

Price £950 pcm To Let

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 **fairfield**estates





Price £950 pcm

Southwold Road

Watford WD24 7DR

- STUDIO FLAT
- RESIDENTS PARKING
- UNFURNISHED
- GROUND FLOOR
- SEPARATE BEDROOM AREA
- ELECTRIC HEATING
- CLOSE TO SHOPS
- WALKING DISTANCE TO WATFORD NORTH

This is a ground floor super studio situated in a modern development in North Watford and close by to Watford Junction station as well as M1 and M25 links. There are plenty of local shops nearby and you're only a short distance from Watford Town Centre. The property comprises an entrance hall, lounge/diner, separate bedroom area, modern kitchen and bathroom, electric heating, UPVC double glazing, communal gardens and parking. The property is offered unfurnished and available from 10th April 2024.



Based on the asking price of £950.00

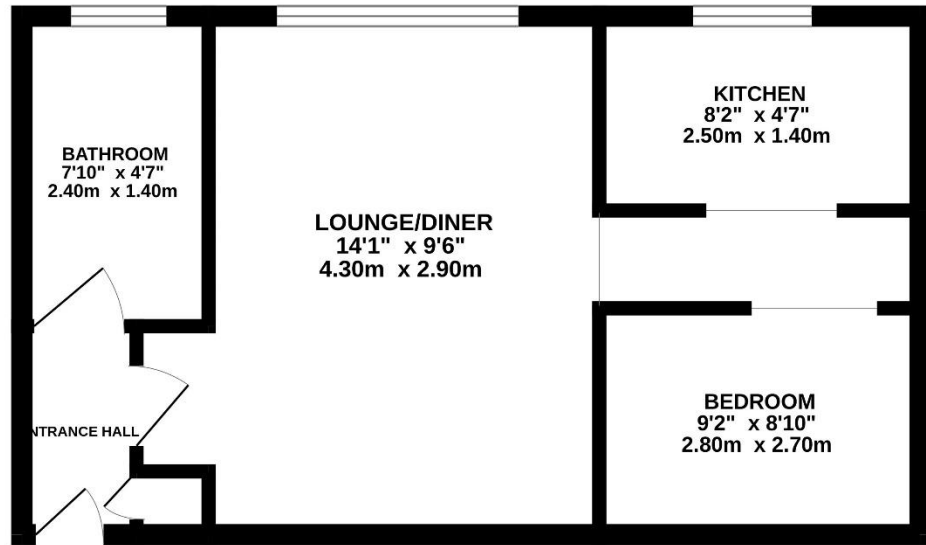
Five week Security Deposit Payable is £1,096.00

A Holding Deposit of £219 is required to reserve this property

Minimum Term 12 months



## GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 Plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	72	82
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Important Notice:

All photographs are provided for guidance only.