



58a Gladstone Road, Watford

Watford

£280,000



 fairfieldestates



## 58a Gladstone Road

Watford, Watford

A well presented first floor maisonette in a prime town centre location with a long lease. Features a bright reception room, modern kitchen, two bedrooms and a private garden area. With excellent transport links this is ideal for first time buyers or investors.

Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- Two Bedroom First Floor Apartment
- Long Lease
- Modern Fitted Kitchen
- Excellent Transport Links
- Communal Courtyard Rear Garden
- Viewing Advised
- 0.5 Mile Walk to Watford Junction





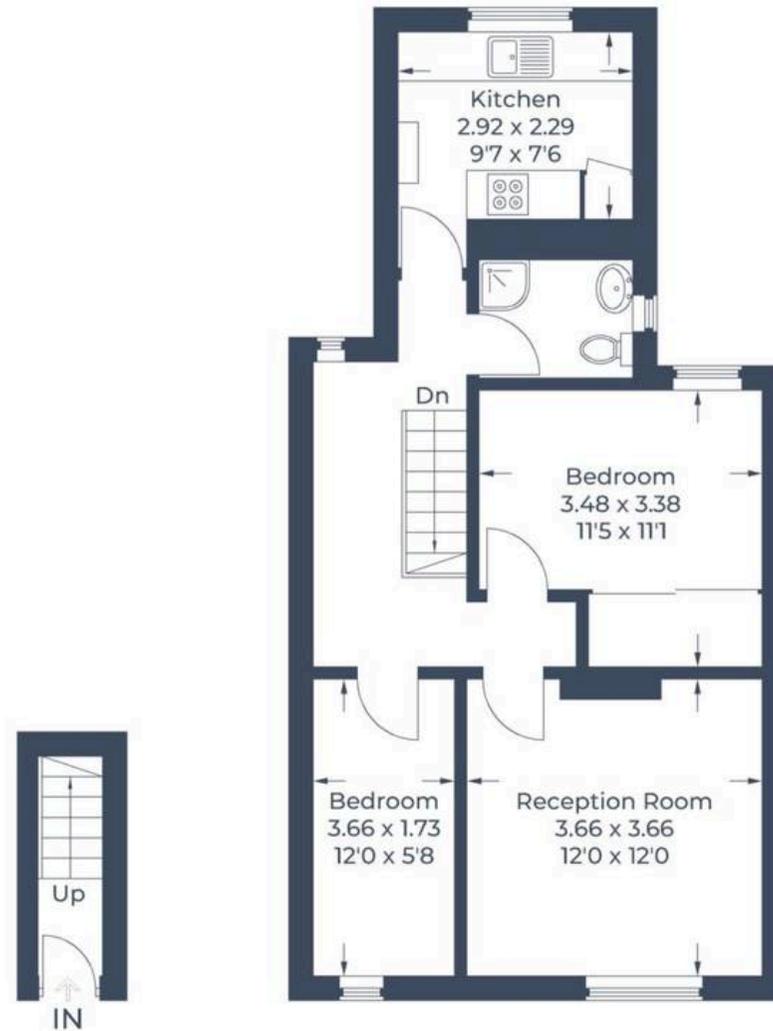


## GARDEN

Communal garden shared with the ground floor apartment



Approximate Gross Internal Area  
Ground Floor = 2.3 sq m / 25 sq ft  
First Floor = 53.1 sq m / 571 sq ft  
Total = 55.4 sq m / 596 sq ft



**Ground Floor**

**First Floor**

Illustration for identification purposes only,  
measurements are approximate, not to scale.

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