



Hagden Lane Watford, WD18 0XQ £1,200

We at Coopers are pleased to offer to the market this double bedroom apartment set within a sought-after private gated development, ideally located for excellent transport links and a wealth of local amenities.

The apartment features a large main living room with direct access to a modern fitted kitchen, creating an ideal space for relaxing or entertaining. Off the entrance hall you will find a generous double bedroom with space for wardrobes, a modern bathroom and additional storage.

Further benefits include allocated residents' and visitor parking, access to well-maintained communal gardens,

Conveniently located within walking distance of Watford Metropolitan Station, Watford General Hospital, and the award-winning Cassiobury Park, the apartment is also close to Watford town centre and Watford Junction Station which provides fast and direct trains to London Euston, making this an excellent choice for commuters.

Please contact us today to arrange a viewing.

- Gated Development
- One Double Bedroom
- Off Street Gated Parking
- Second Floor
- Walking Distance to Watford Metropolitan Line
- Communal Gardens
- Available in January





Energy Efficiency Rating		Environmental Impact (CO ₂) Rating			
	Current	Potential		Current	Potential
Very energy efficient - lower running costs				Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A				(92 plus) A	
(81-91) B				(81-91) B	
(69-80) C				(69-80) C	
(55-68) D				(55-68) D	
(39-54) E				(39-54) E	
(21-38) F				(21-38) F	
(1-20) G				(1-20) G	
Not energy efficient - higher running costs				Not environmentally friendly - higher CO ₂ emissions	
England & Wales		EU Directive 2002/91/EC		England & Wales	