



30 Brampton Road, Watford
Offers Over £425,000



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Brampton Road

Watford, Watford

AN EXCELLENT OPPORTUNITY TO PURCHASE A WELL KEPT 2 BEDROOM TERRACED BRICK BUILT HOUSE WITH DRIVEWAY!

Fairfields are delighted to present this charming two - bedroom traditional brick built home, ideally located near outstanding schools, local shops, leisure facilities, and excellent transport links - including Carpenders Park Overground, Northwood and Moor Park Underground stations.

Upon entering the property, you are welcomed into a spacious living room, seamlessly flowing into the kitchen/diner at the rear, which benefits from ample storage space. A rear door leads to the secluded garden with spacious patio, lawn and outbuilding to the rear offering power and light with the potential for a multitude of uses. To the front a driveway offers off-street parking space for up to 2 vehicles.

Upstairs, the first floor boasts two generously sized bedrooms (with potential to covert into 3 bedrooms), alongside a family bathroom off landing, with additional loft access via a ceiling hatch.

Viewing highly recommended!

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C

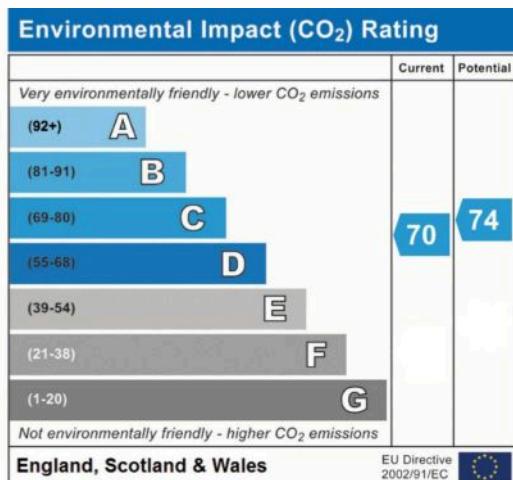
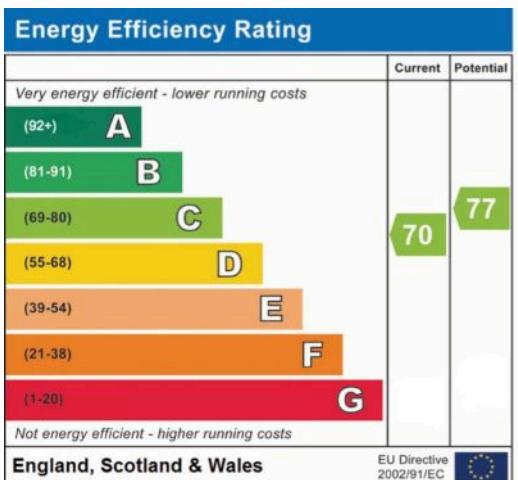
EPC Environmental Impact Rating: C

- 2 DOUBLE BEDROOMS
- LOUNGE
- LARGE KITCHEN/DINER

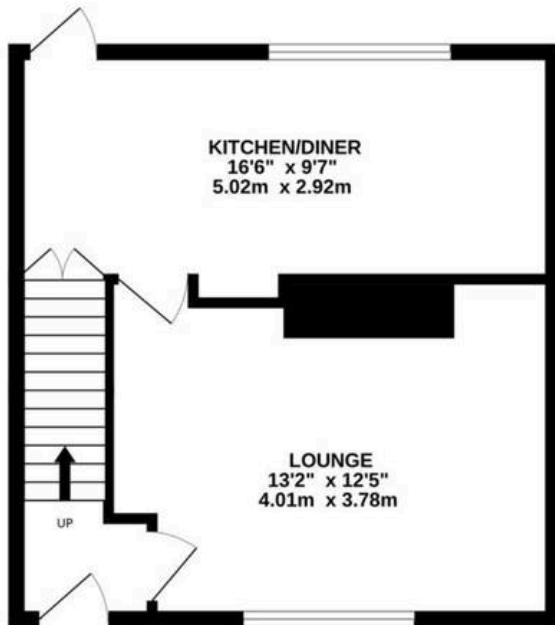




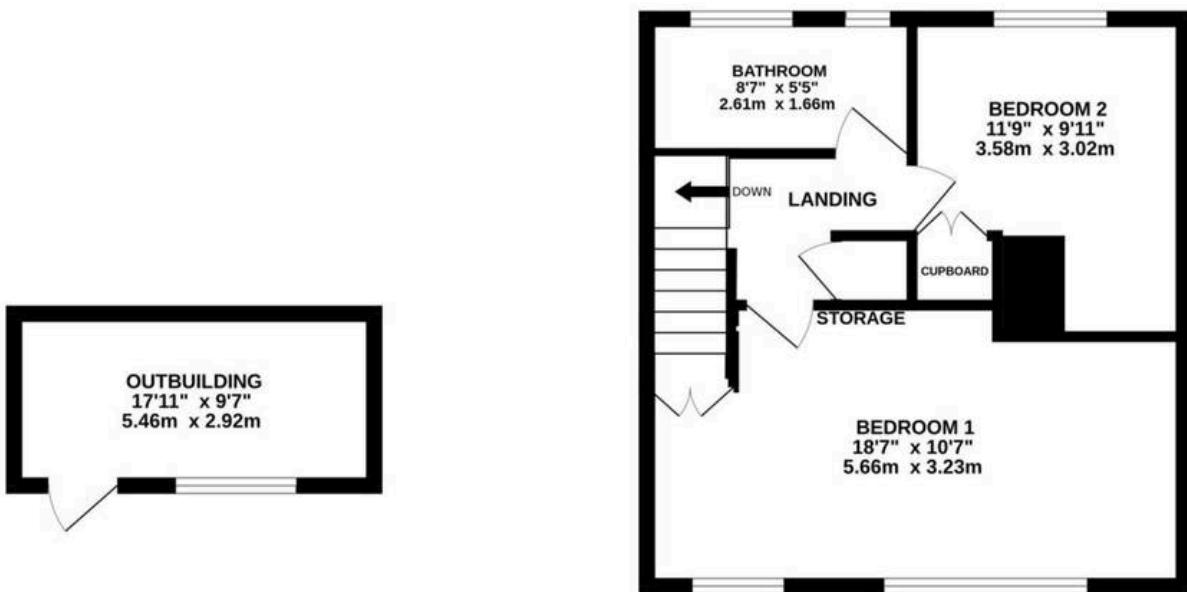




GROUND FLOOR



1ST 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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