



AWARDED FOR
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4 Bevan House Tom Lake Way, Watford

Offers in Region of £375,000



f fairfieldestates

4 Bevan House Tom Lake Way

Watford

DON'T MISS OUT ON THIS LOVELY, MODERN, SPACIOUS AND IMMACULATELY PRESENTED 2 BEDROOM AND 2 BATHROOM SECOND FLOOR APARTMENT!! NO UPPER CHAIN!!

We are delighted to present this immaculate second floor apartment to the market! The property is situated in the heart of South Oxhey Central and within a very short walk to all of the local amenities including Carpenders Park Overground train station, OFSTED Outstanding Primary Schools, Supermarket and local shops. Upon entering the property, you walk into the spacious Hallway where all rooms lead off. The property also comprises of a large Lounge/Modern Kitchen/Diner with integrated appliances, a modern family bathroom and a balcony area with direct access to the communal garden/playground. Further benefits include gas central heating, ample storage and no ground rent!

Lease information as advised by vendors:

250 Year lease started 18/11/2020 - 245 Years remaining

Service Charge: £2297.00 per annum including Buildings Insurance

No Ground Rent charge

Council Tax band: C

Tenure: Leasehold

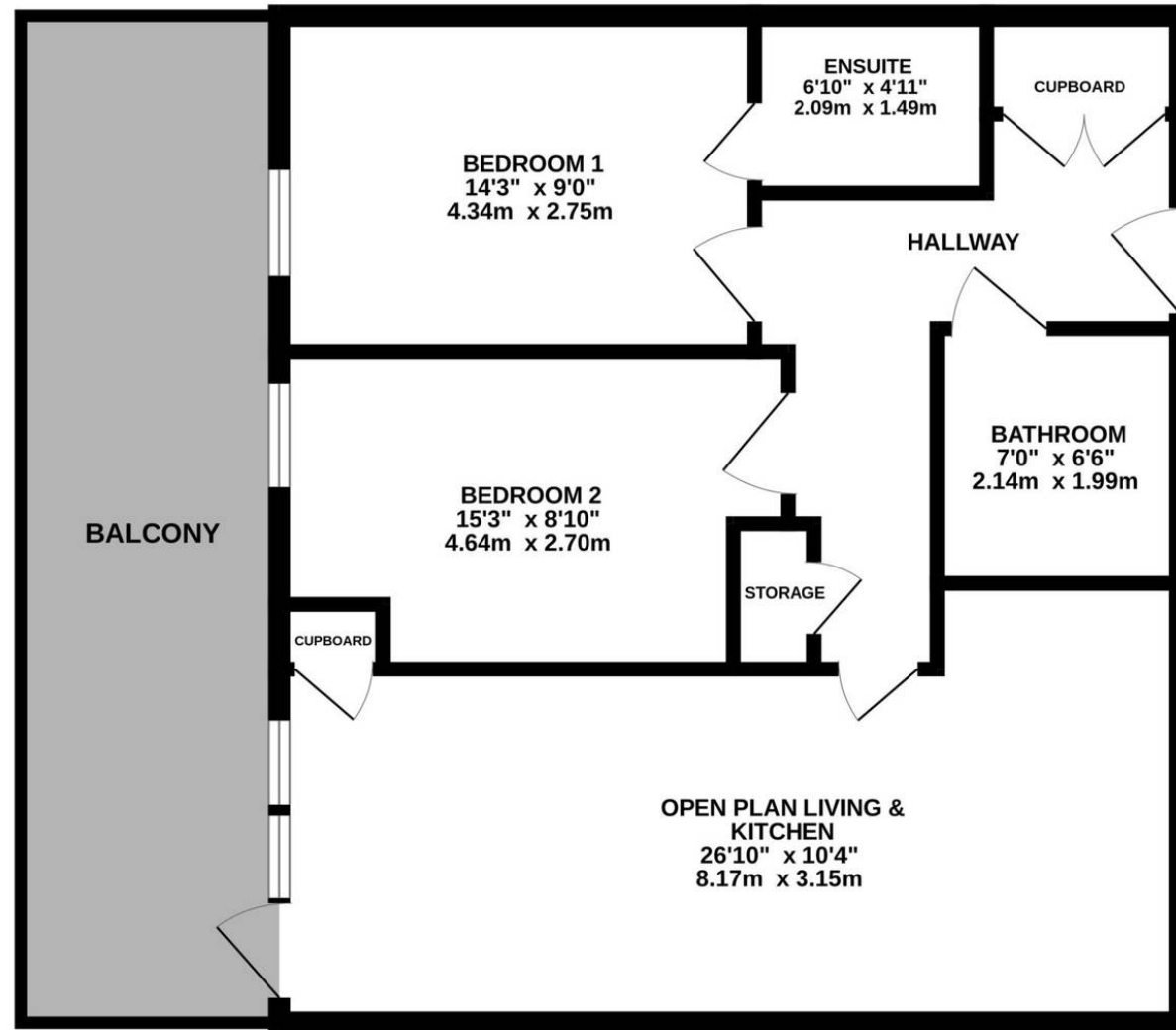
EPC Energy Efficiency Rating: B

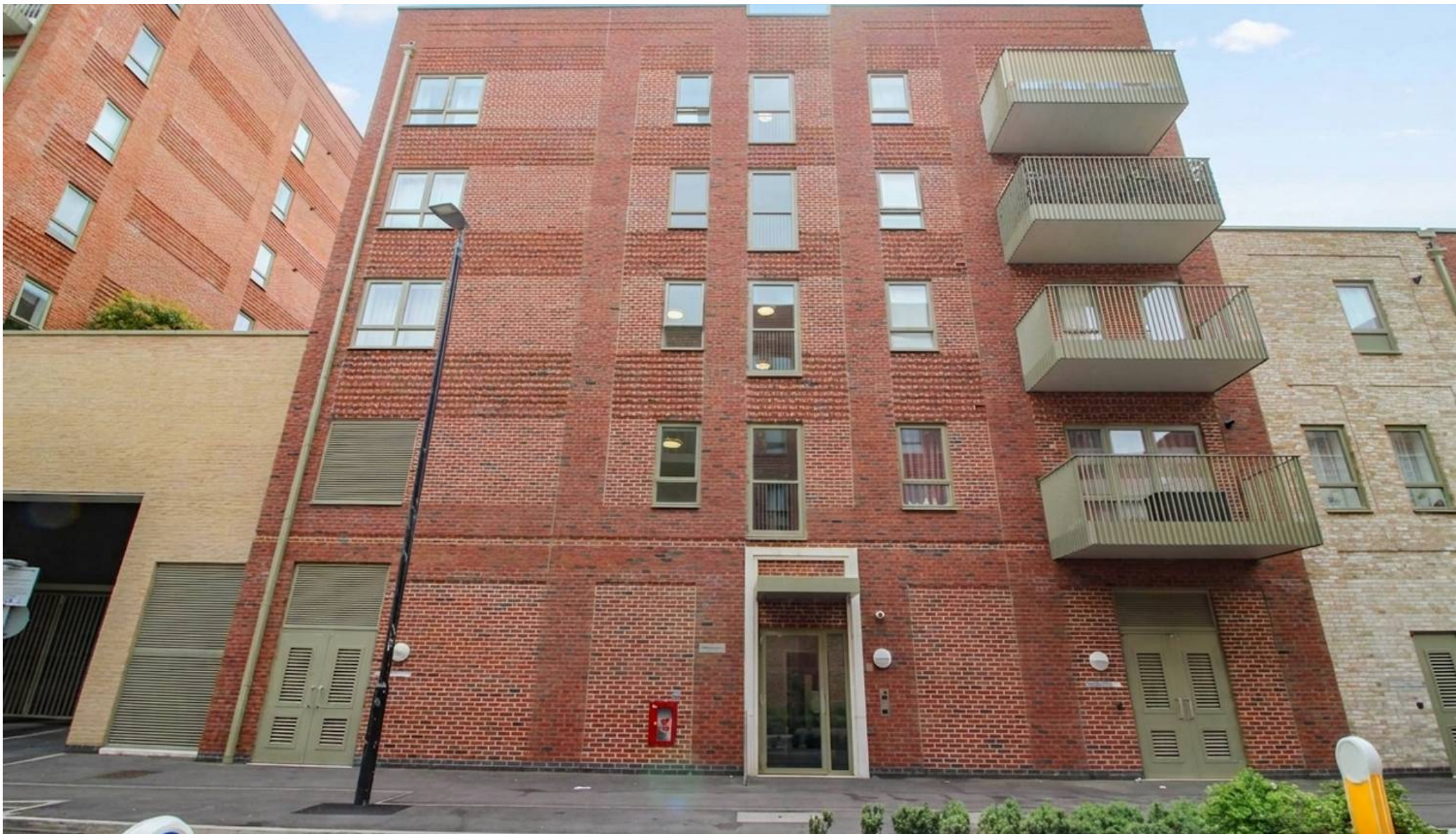






SECOND FLOOR





Fairfield – Oxhey

1 Station Approach, Watford – WD19 7DT

020 8428 0540 • rob@fairfieldestates.co.uk • fairfieldestates.co.uk/

We have prepared these particulars as a general guide of the property and they are not intended to constitute part of an offer or contract. We have not carried out a detailed survey of the property and we have not tested any apparatus, fixtures, fittings, or services. All measurements and floorplans are approximate, and photographs are for guidance only. These should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service