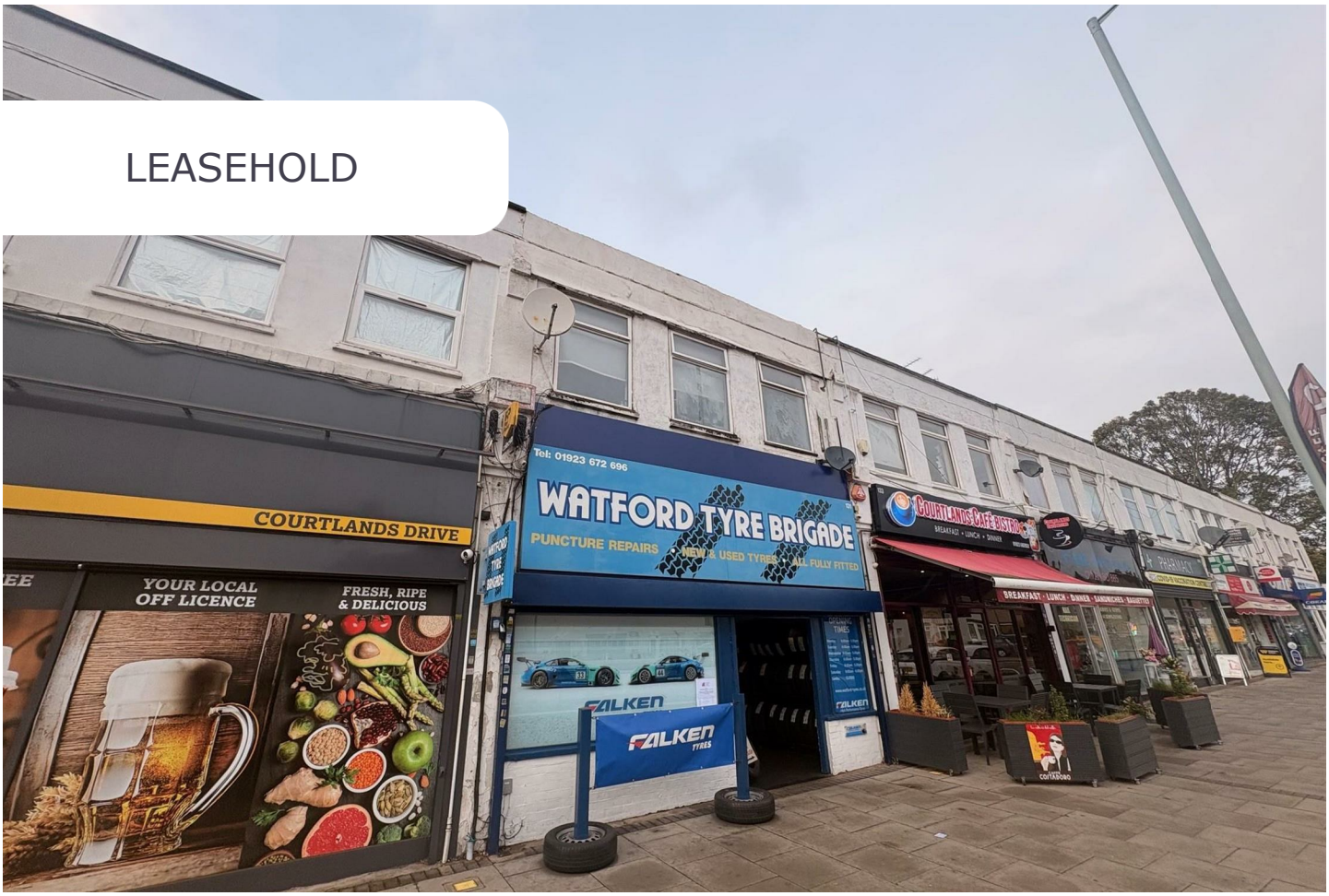
LEASEHOLD







Apartment (EPC Rating:)

COURTLANDS DRIVE, WATFORD, WD24 5LL

£130,000

WARREN ANTHONY

2 Bedroom Apartment located in Watford

A two-bedroom ground floor flat requiring full refurbishment and offered with a short lease. Priced to reflect the work required, this is an ideal opportunity for investors, cash buyers or anyone looking for a project with scope to add value.

£130,000 | Two Bedrooms | Short Lease | Refurbishment Required

Offered to the market with a short lease and requiring modernisation throughout, this two-bedroom ground floor flat presents an excellent opportunity for cash buyers, investors or those looking for an affordable project. Priced to reflect the work required, the property offers well-proportioned accommodation and plenty of potential to add value.

Entrance Hallway
A central hallway provides access to all principal rooms and useful storage opportunities.

Reception Room
15'7" x 10'11" (4.74m x 3.34m)
A bright reception room with space for both seating and dining furniture. A good-sized room forming the heart of the home.

Kitchen
9'4" x 9'1" (2.85m x 2.77m)
Separate kitchen offering a range of cupboard and worktop space with scope for a complete refurbishment and redesign.

Bedroom One
11'10" x 11'9" (3.60m x 3.58m)
A generous double bedroom with plenty of space for wardrobes and additional furniture.

Bedroom Two
8'8" x 6'3" (2.64m x 1.89m)
A single bedroom which could equally work as a home office, nursery or dressing room.

Shower Room
5'9" x 5'0" (1.74m x 1.54m)
Comprising shower, WC and wash hand basin.

Key Features
Two-bedroom ground floor flat
Short lease of 58 years
In need of refurbishment throughout
Cash buyers preferred
Excellent investment opportunity
Good-sized reception room
Separate kitchen

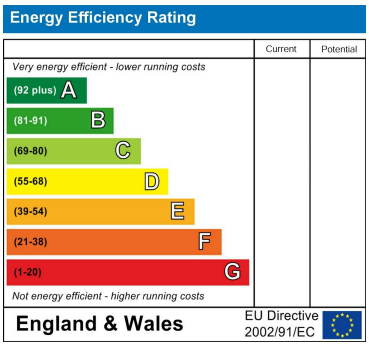






Council Tax Band

Energy Performance Graph



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https://www.warrenanthony.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the