



## 38A Offord Grove

Watford, WD25 7NE

**Offers Over £750,000**

Opulent Offord Grove, Leavesden !

This very impressive chain-free 4 bed/2 bath home offers an exceptional blend of space, comfort. Boasting four generously sized bedrooms, including a master with an ensuite bathroom, the property is perfectly suited to families seeking both convenience and a touch of luxury.

Upon entering, you are welcomed by an extra-large lounge, creating an inviting space ideal for both relaxation and entertaining. Two additional reception rooms provide versatile living areas, easily adaptable for formal dining, a home office, or relaxed family living. The thoughtfully designed layout allows for an abundance of natural light, enhancing the warm and welcoming atmosphere throughout.

The property also benefits from two well-appointed bathrooms, ensuring practicality for a busy household. Externally, the home continues to impress with a well-maintained garden featuring a charming summer house, ideal for outdoor entertaining, a home office, or a peaceful retreat. A garage provides additional storage or secure parking, further enhancing the home's practicality.

The generous plot still offers excellent potential to extend (subject to planning permission), giving future owners the opportunity to further enhance and personalise the property to their needs even more !

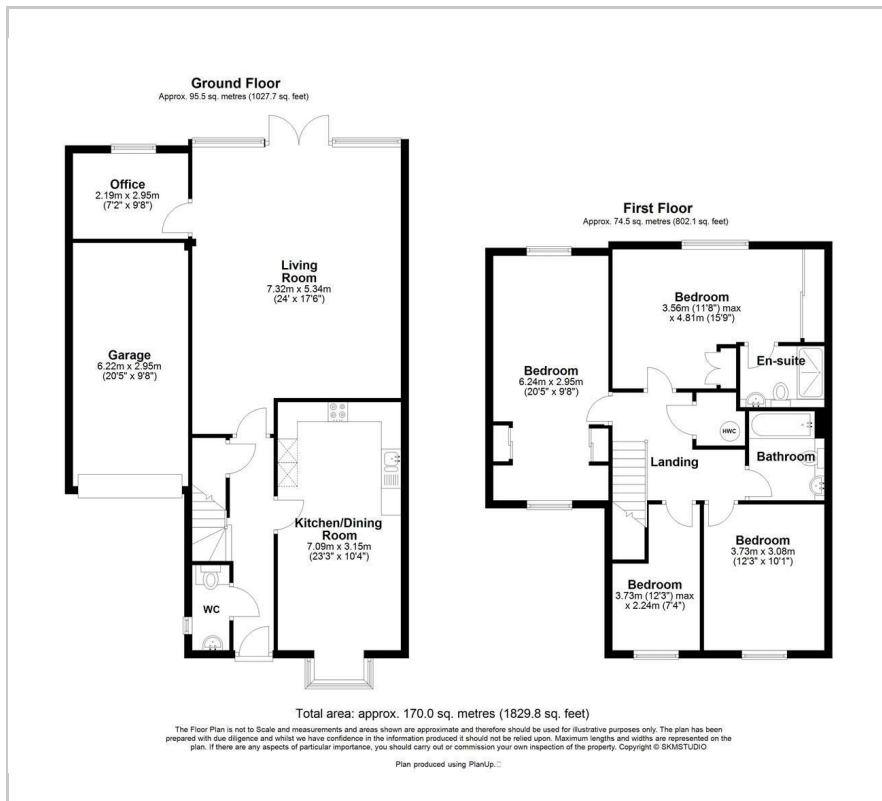
- Chain Free !
- 4 Bedrooms, Master With En-Suite
- Extremely Large Lounge
- Additional Lounge/Playroom
- Nicely Fitted Kitchen
- Garage
- Off Street Parking
- Potential To Extend STPP
- Summer House with Electric Power
- Enclosed Rear Garden

### Viewing

Please contact our Abbots Langley Office on 01923262666 if you wish to arrange a viewing appointment for this property or require further information.



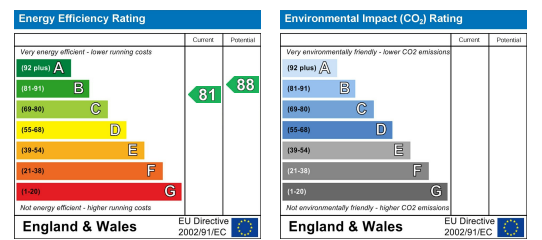
# Floor Plan



# Area Map



# Energy Efficiency Graph



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