



93 Hayling Road, Watford
£260,000



 **fairfield**estates



93 Hayling Road

Watford

This immaculate STUDIO PLUS end of terrace bungalow presents an exceptional opportunity for buyers seeking a stylish and modern home, offered with no upper chain and ready for immediate occupation.

Council Tax band: B

Tenure: Freehold

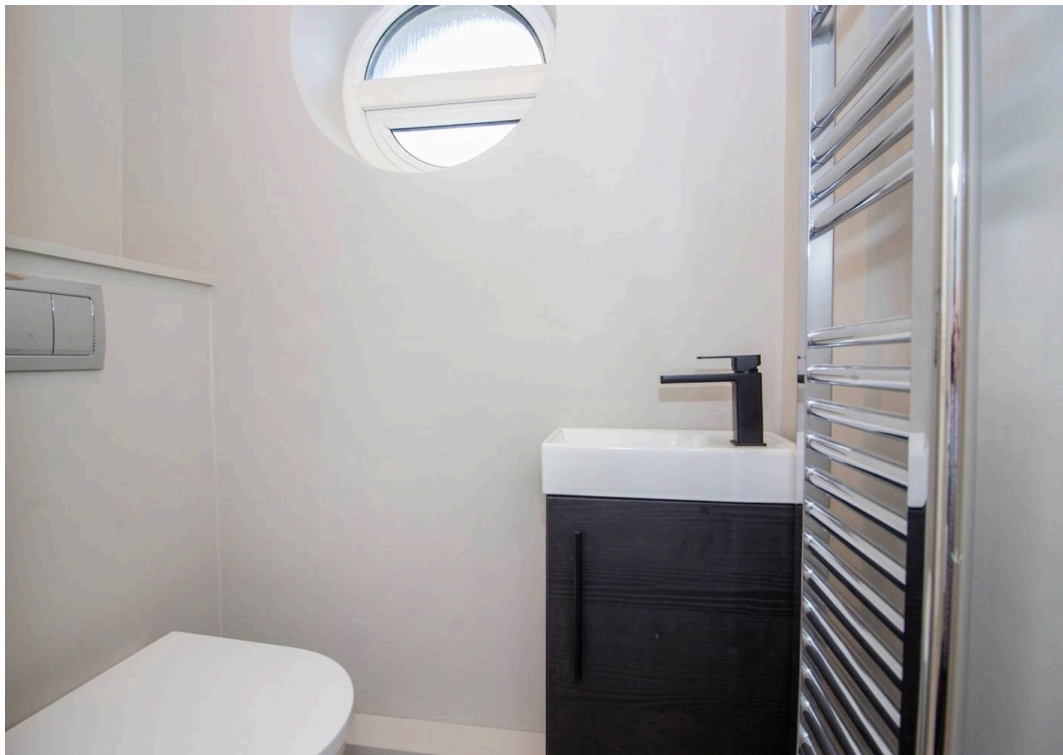
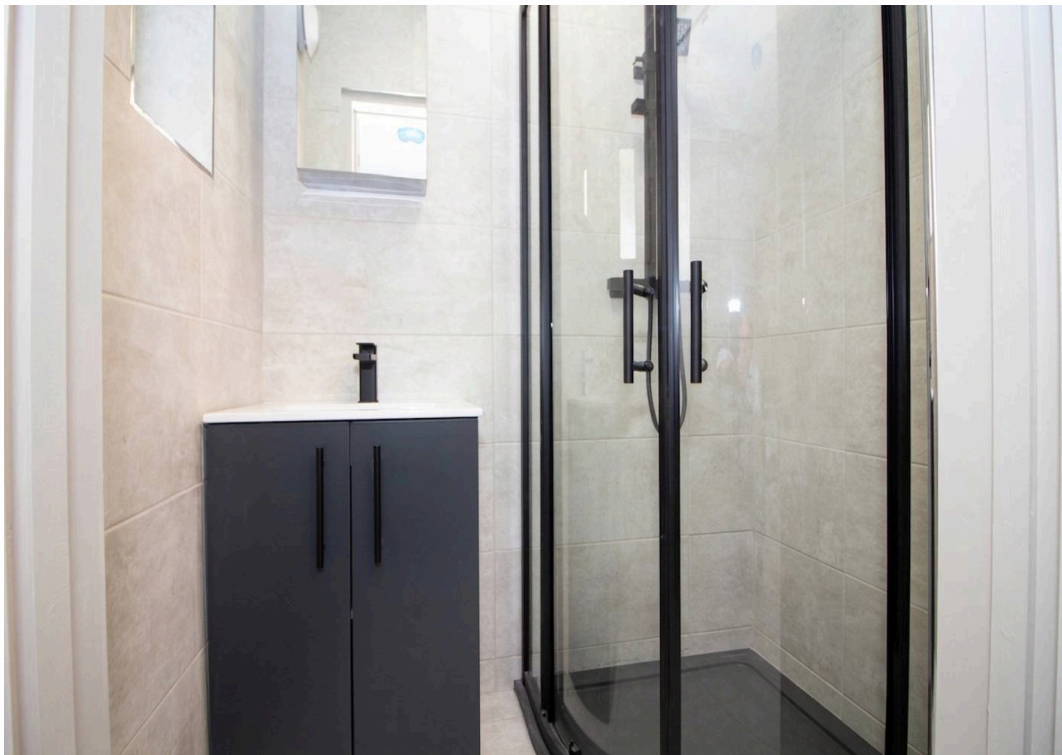
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

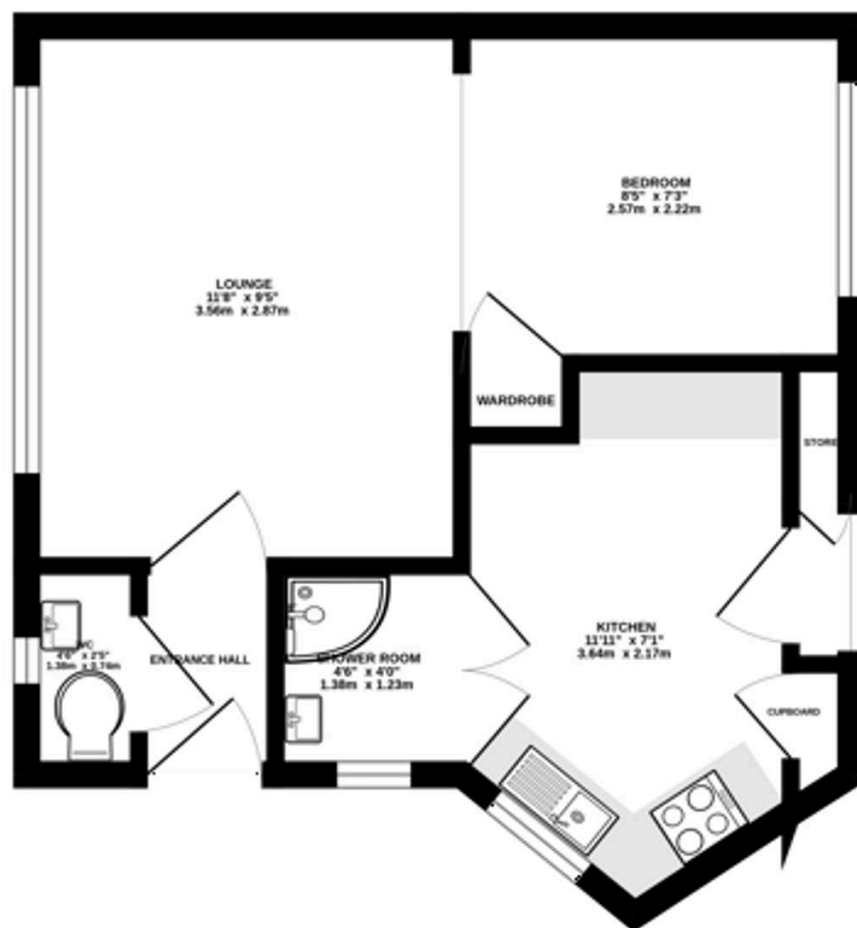
- NO UPPER CHAIN
- FREEHOLD BRICK BUILT BUNGALOW
- COMPLETELY REFURBISHED
- DOUBLE GLAZED & ELECTRIC HEATING
- STUDIO PLUS / SEPARATE BEDROOM AREA
- COURT YARD PRIVATE GARDEN
- LARGE PRIVATE FRONT GARDEN
- WALKING DISTANCE OF CARPENDERS PARK STATION
- EPC RATING - TBC
- COUNCIL TAX BAND - B







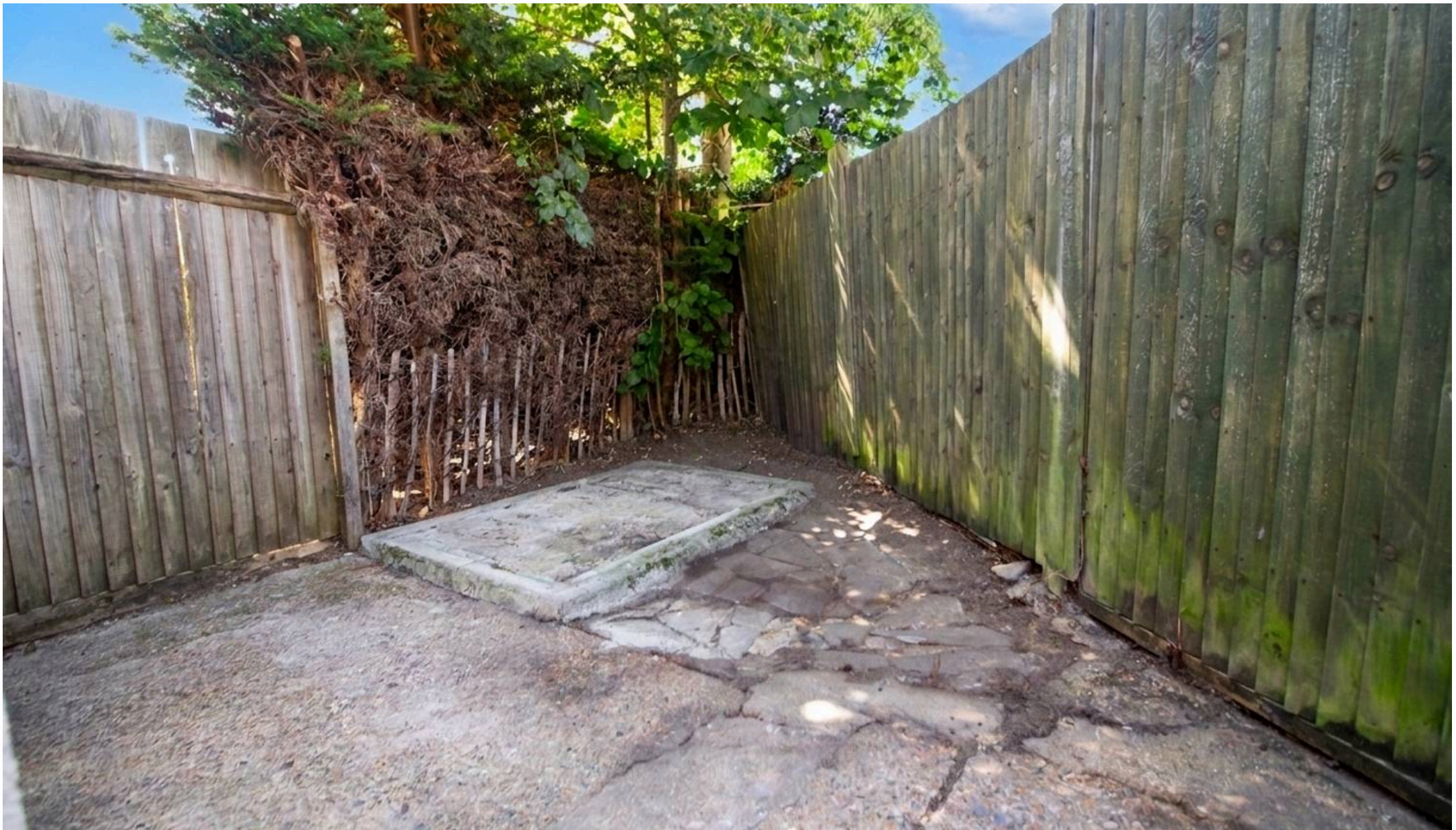
GROUND FLOOR
302 sq.ft. (28.0 sq.m.) approx.



TOTAL FLOOR AREA : 302 sq.ft. (28.0 sq.m.) approx.

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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Fairfield – Oxhey

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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