



2 Hindhead Green, Watford, WD19 6TP

Guide Price £300,000

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Nestled in the desirable area of South Oxhey, Hertfordshire, this charming ground floor maisonette on Hindhead Green presents an excellent opportunity for first-time buyers or savvy investors. The property features a welcoming lounge area that is filled with natural light, creating a warm and inviting atmosphere. It comprises one well-proportioned bedroom and a bathroom, making it a comfortable living space.

The kitchen is generously sized and offers direct access to a delightful courtyard garden, perfect for enjoying the outdoors or entertaining guests. This home provides a blank canvas, allowing you to personalise it to your taste and style.

Convenience is key, as the property benefits from off-street parking and is ideally situated near local amenities in Oxhey. Additionally, the surrounding towns of Northwood, Rickmansworth, and Watford are just a short distance away, providing further options for shopping and leisure activities. The maisonette also boasts excellent transport links, with good road access and nearby train services, making commuting a breeze.

Importantly, this property is offered with no upper chain, allowing for a smooth and efficient purchase process.

It is worth noting that this maisonette is a Wimpey No Fines construction. Unlike some precast reinforced concrete homes, Wimpey No-Fines properties are not classified as defective under the Housing Defects Act 1984, providing peace of mind for potential buyers.

In summary, this delightful maisonette is a fantastic opportunity to secure a home in a sought-after location, combining comfort, convenience, and the potential for personalisation.





- No Upper Chain
- Ideal For First Time Buyers & Investors
- Charming One Bedroom Ground Maisonette
 - Popular & Convenient Location
 - Courtyard Garden
 - Off Street Parking Available
- Close Proximity to Local Amenities
 - Good Road & Train Links
 - Low Council Tax Band (B)





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Approximate Gross Internal Floor Area = 34.3 sq m / 370 sq ft

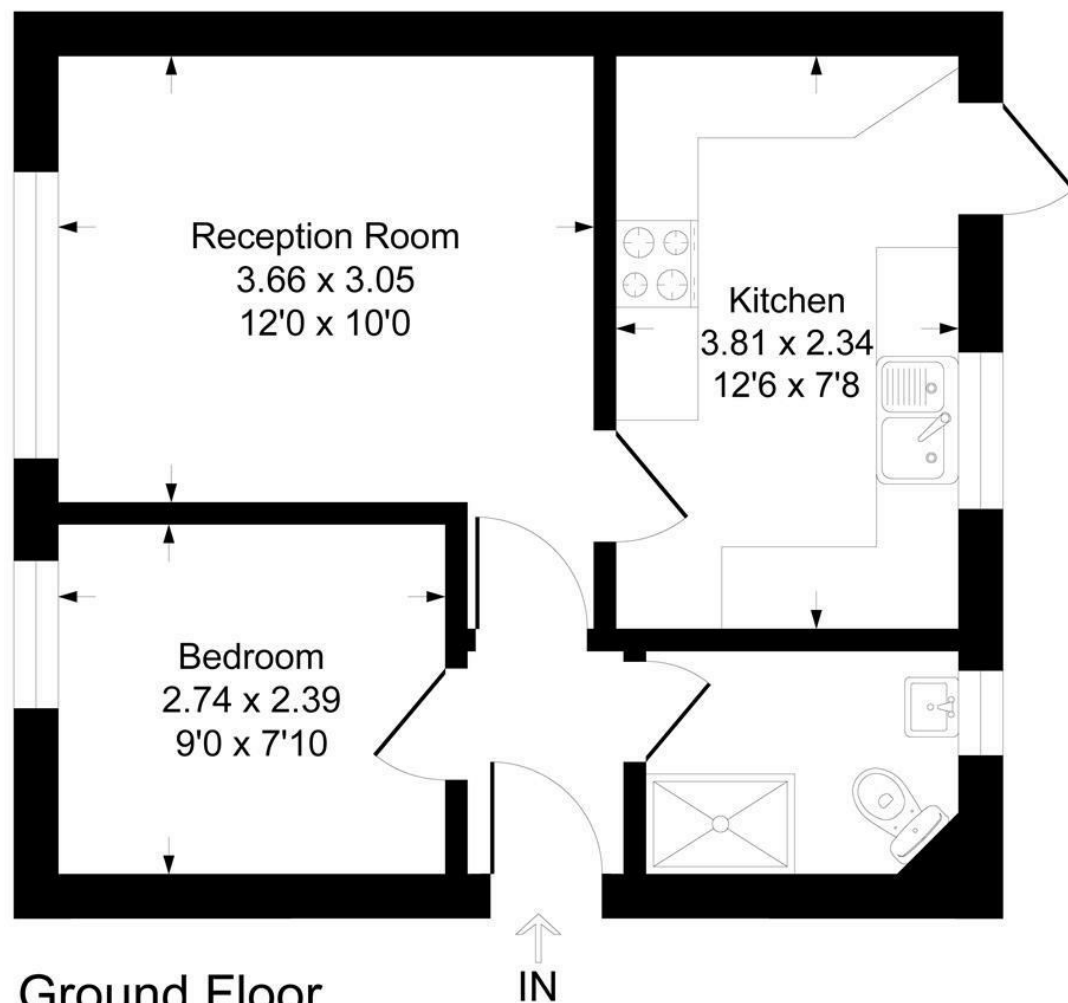


Illustration for identification purposes only, measurements are approximate, not to scale.
Produced By Esjay Property Marketing



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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

