



12 Lindrick House Ainsdale Road, Watford
£235,000



 fairfieldestates



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Watford

This well-presented one-bedroom flat offers an excellent opportunity for first-time buyers or investors seeking a comfortable home in a convenient location.

The property is situated within a well-maintained building and benefits from a council tax band 'B' and an EPC rating of 'C', ensuring energy efficiency and manageable running costs.

Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- COUNCIL TAX BAND 'B'
- EPC RATING 'C'
- DOUBLE GLAZING
- GAS CENTRAL HEATING
- RELACEMENT KITCHEN
- REPLACEMENT BATHROOM
- GOOD SIZE DOUBLE BEDROOM
- BALCONY OFF LOUNGE







Fairfield – Oxhey

1 Station Approach, Watford – WD19 7DT

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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