



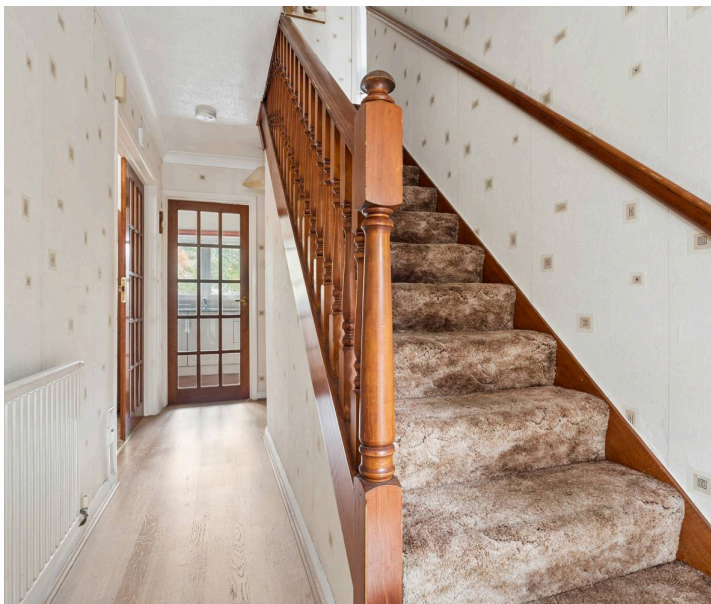
7 Rainbow Court, Oxhey, Watford – WD19 4RP
£875,000

 Churchills Oxhey



A Spacious Four-Bedroom Detached Family Home in a rarely available sought-after Cul-de-Sac, ideally positioned for easy access to Bushey Mainline Station and Watford Town centre, this generously proportioned four-bedroom detached family home offers an exciting opportunity to create a truly wonderful family residence. The property provides excellent accommodation arranged over two floors, with a welcoming entrance hall leading through to an impressive 23ft through lounge/dining room, offering a superb space for both relaxed family living and entertaining. The kitchen is complemented by a separate utility room and convenient downstairs WC.

Upstairs, there are four bedrooms, including a principal bedroom with its own ensuite shower room, together with a family bathroom. While the property would benefit from general modernisation, it offers excellent potential for buyers looking to put their own stamp on a substantial family home and create a contemporary living space tailored to their individual taste. Outside, the property enjoys a private garden, while further benefits include an integral garage and driveway parking for two cars.



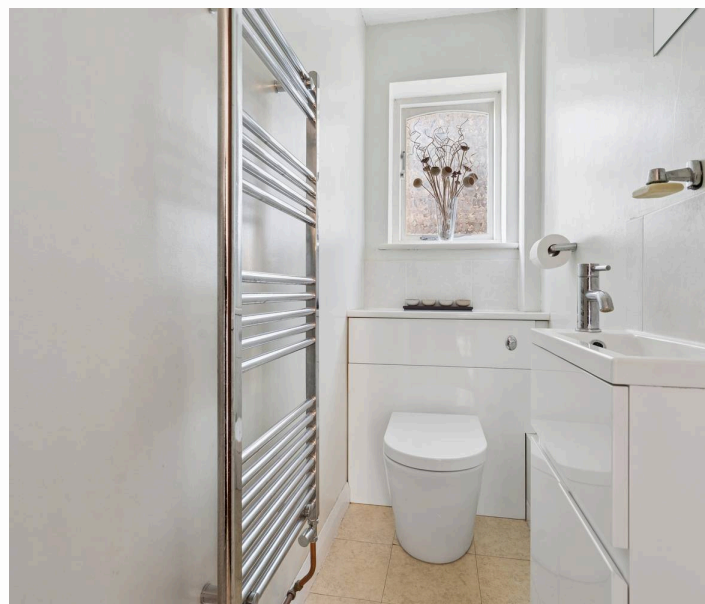


- Four Bedroom Two Bathroom Detached Family Home
- Spacious 23ft Through Lounge/Dining Room
- Integral Garage & Ample Off Street Parking
- Excellent Potential to Modernise and Personalise
- Quiet Cul-de-Sac Location
- Easy Access to Bushey Mainline Station
- No Upper Chain

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: D



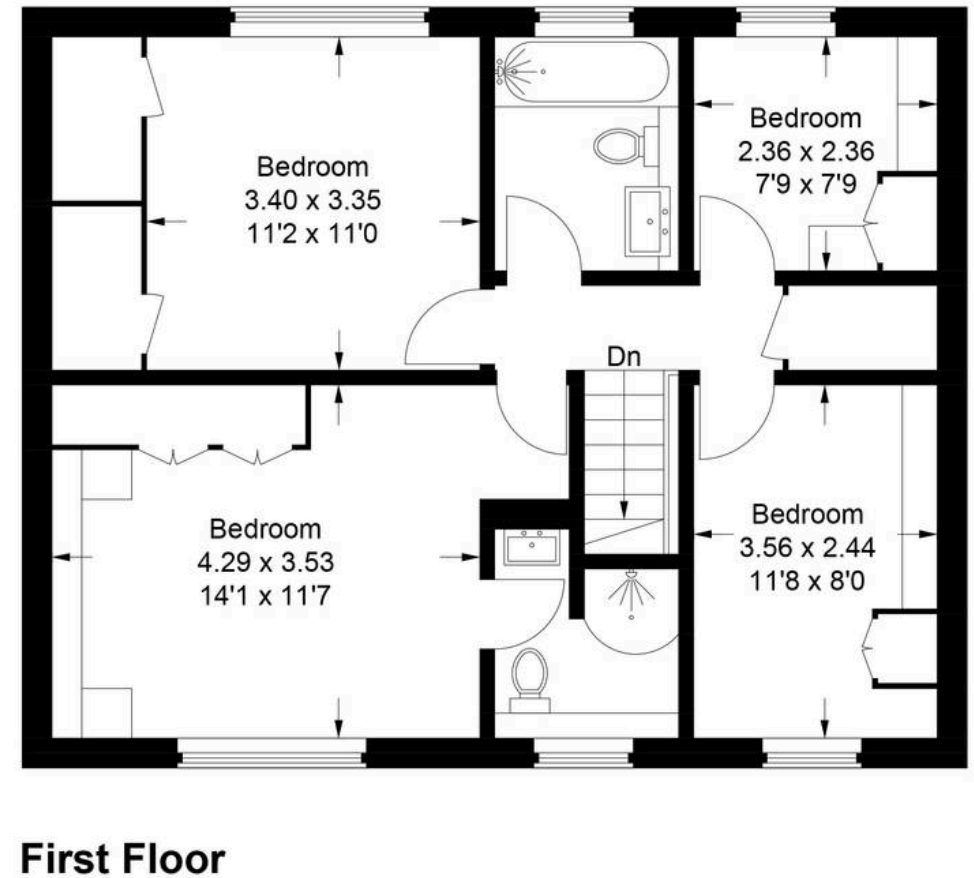
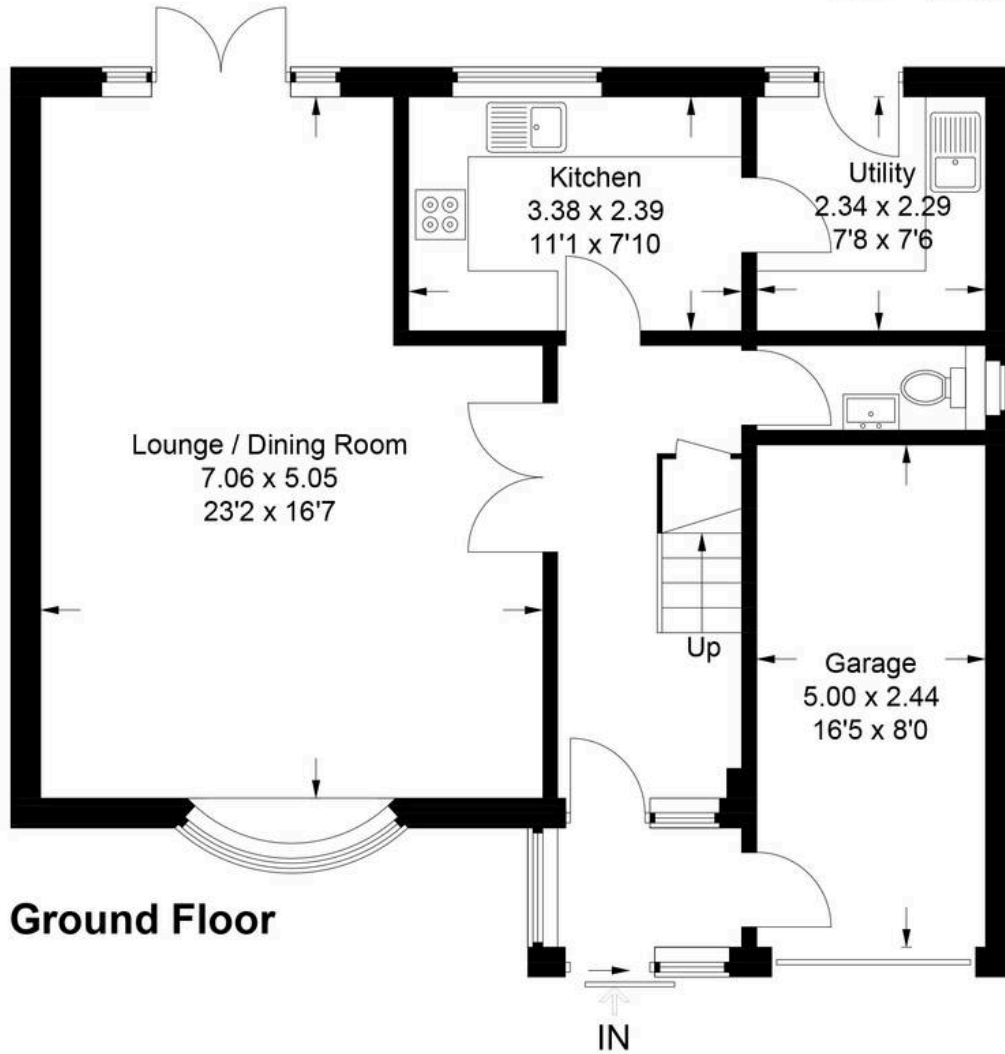






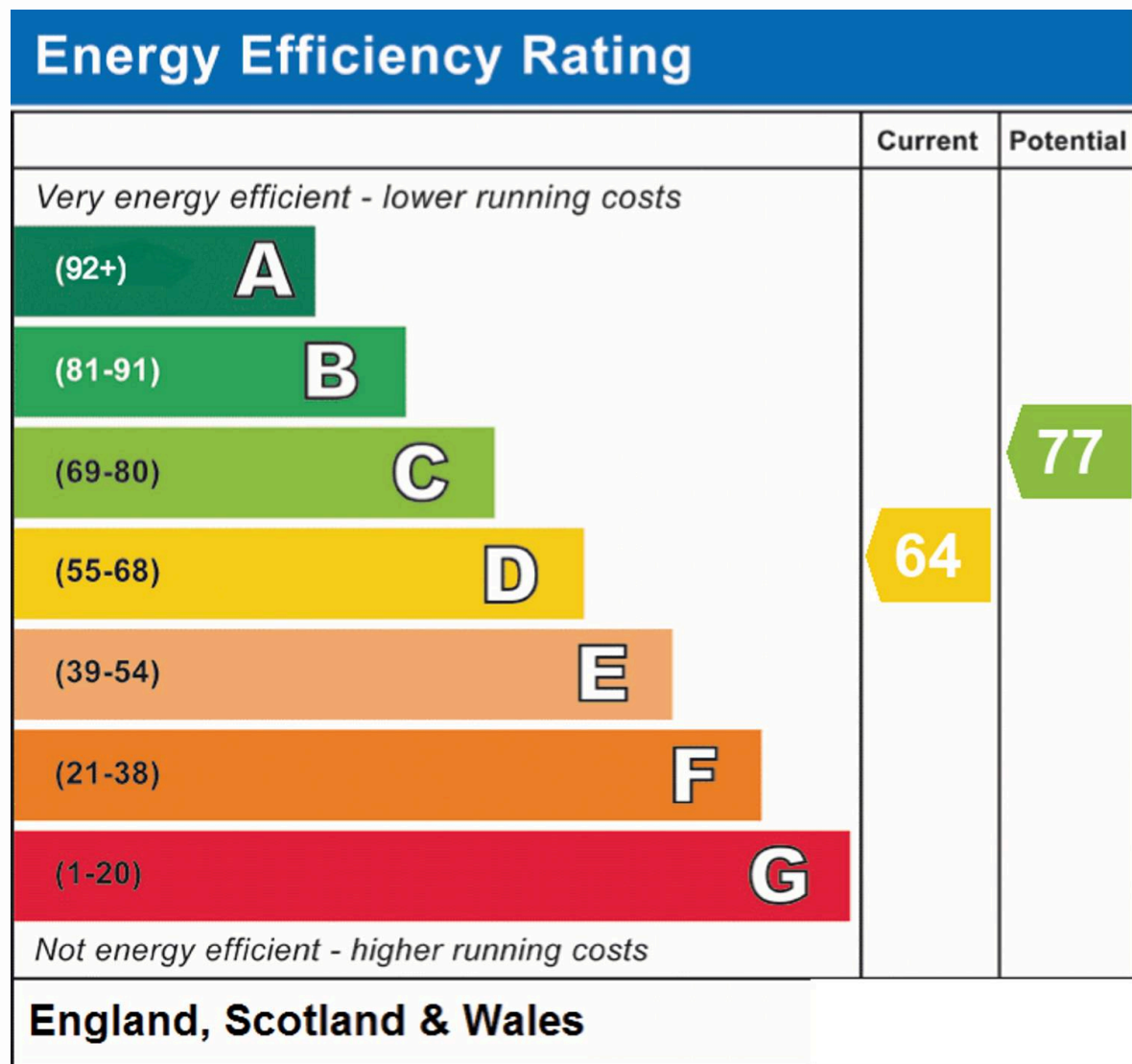
Rainbow Court

Approximate Gross Internal Area
 Ground Floor = 73.9 sq m / 795 sq ft
 (Including Garage)
 First Floor = 62.7 sq m / 675 sq ft
 Total = 136.6 sq m / 1,470 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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Churchills – 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 charges and ground rent (where applicable) have been provided by the client and should be checked and confirmed by your solicitor prior to exchange of contracts.