# Wenlock & Taylor



# 4C Smith Street Watford, WD18 0AA £1,600 Per Calendar Month

\*Video Tour Available\* We are pleased to offer this newly decorated bright and airy first floor flat. Located close to the shops and amenities of Watford High Street, this property is offered unfurnished (as seen) and comprises two bedrooms, split level reception / open plan kitchen with doors leading to terrace and bathroom/wc.

The property also benefits from off street parking for one car, double glazed windows and gas central heating.

Nearest station: Watford High Street (Lioness Line)

Available: Now

Energy Rating: 78/C

Council Tax: Watford Band 'C' - £2083 annually

#### Viewing

Please contact our Wenlock & Taylor Office on 020 8969 0122 if you wish to arrange a viewing appointment for this property or require further information.

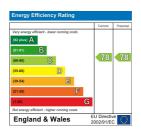
- NEWLY DECORATED PURPOSE BUILT FLAT
- TWO BEDROOMS
- UNFURNISHED
- CLOSE TO WATFORD SHOPPING CENTRE
- WATFORD HIGH STREET STATION IS NEARBY
- AVAILABLE: NOW
- ENERGY RATING: 78/C



### Floor Plan Area Map



## **Energy Efficiency Graph**













These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.