



Connells

The Grange Chorleywood Close  
Rickmansworth



## Property Description

A stylish and well presented upper floor apartment situated in a sought after Rickmansworth location.

Serviced by a lift, the property offers a bright and spacious living area with access to a private balcony, ideal for relaxation or entertaining. The modern fitted kitchen features integrated appliances and ample storage.

There are two generous bedrooms, including a main bedroom with fitted wardrobes, complemented by a contemporary tiled shower room and a separate guest WC. The apartment is immaculately maintained throughout.

Further benefits include well kept communal gardens, off street parking and a private garage.

Located on a quiet no through road, the property is within easy walking distance of Rickmansworth town centre and station, offering excellent transport links, local amenities and highly regarded schools.

An excellent opportunity-early viewing is recommended.

For more information or to arrange a viewing, please contact Connells today.

## Entrance Hall

## Cloakroom

WC, floating wash hand basin, heated towel rail.

## Living Room

Window to rear aspect, patio doors to balcony, television point, telephone point.

## Kitchen

Fitted kitchen comprised of wall and base units with work surfaces and splash-backs to complement, window to side aspect, sink with drainer, electric oven, gas hob with extractor hood, integrated dishwasher, space for fridge/freezer.

## Bedroom One

Window to rear aspect, fitted wardrobe.

## Bedroom Two

Window to rear aspect.

## Shower Room

Walk in shower, floating wash hand basin, heated towel rail, plumbing for washing machine.

## Outside

## Balcony

Overlooking well-maintained communal

gardens.

## Parking

Off-street residents parking.

## Garage

Up and over door, additional outside storage shed.

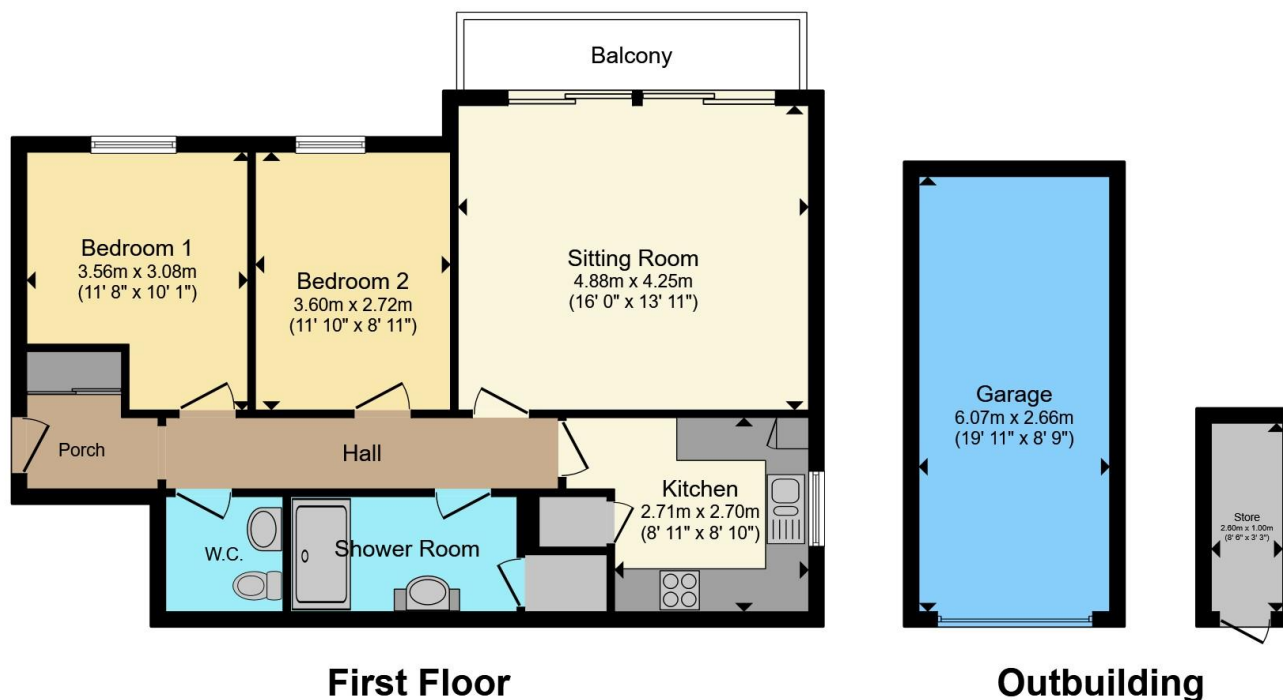
## Communal Grounds

Well-maintained communal gardens.









Total floor area 88.4 m<sup>2</sup> (951 sq.ft.) approx

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To view this property please contact Connells on

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6 The Parade  
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EPC Rating: C Council Tax Band: E

Service Charge: 3000.00

Ground Rent: Ask Agent

Tenure: Leasehold

**view this property online [connells.co.uk/Property/WTF315197](http://connells.co.uk/Property/WTF315197)**

This is a Leasehold property with details as follows; Term of Lease 999 years from 25 Mar 1982. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



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