

2 Brookmill Close, Watford - WD19 4BB

£560,000

Churchills Oxhey







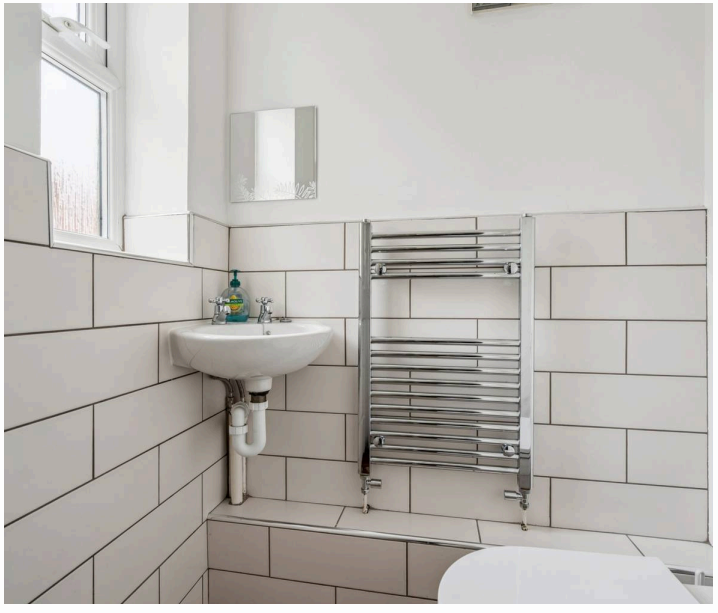
A modern 3 bedroom semi-detached home built in the late 1990s, located in a quiet cul-de-sac in Watford. The property welcomes you with an entrance hall and a convenient guest cloakroom, separate reception room and dining room, with the latter opening into a bright conservatory that adds further living space. A fitted kitchen completes the ground floor layout.

Upstairs, the home provides three comfortable bedrooms, including a main bedroom with its own en-suite, and a family bathroom. Additional features include gas central heating and double glazing throughout.

Externally, the property boasts a private rear garden, a garage accessed via a block-paved driveway, and additional off-street parking. Ideally situated close to local amenities, schools, and public transport links, this home is perfect for families or professionals seeking a peaceful yet well-connected location.







- Well Maintained Semi Detached House
- Three Bedrooms with Main Bedroom with En-suite
- Cloakroom & Conservatory
- 2 Reception Rooms
- Main Bedroom with En-suite
- Garage & Off Street Parking
- Quiet Cul-De-Sac location
- 0.8 Miles to Bushey Station

Council Tax band: E
Tenure: Freehold

EPC Energy Efficiency Rating: C











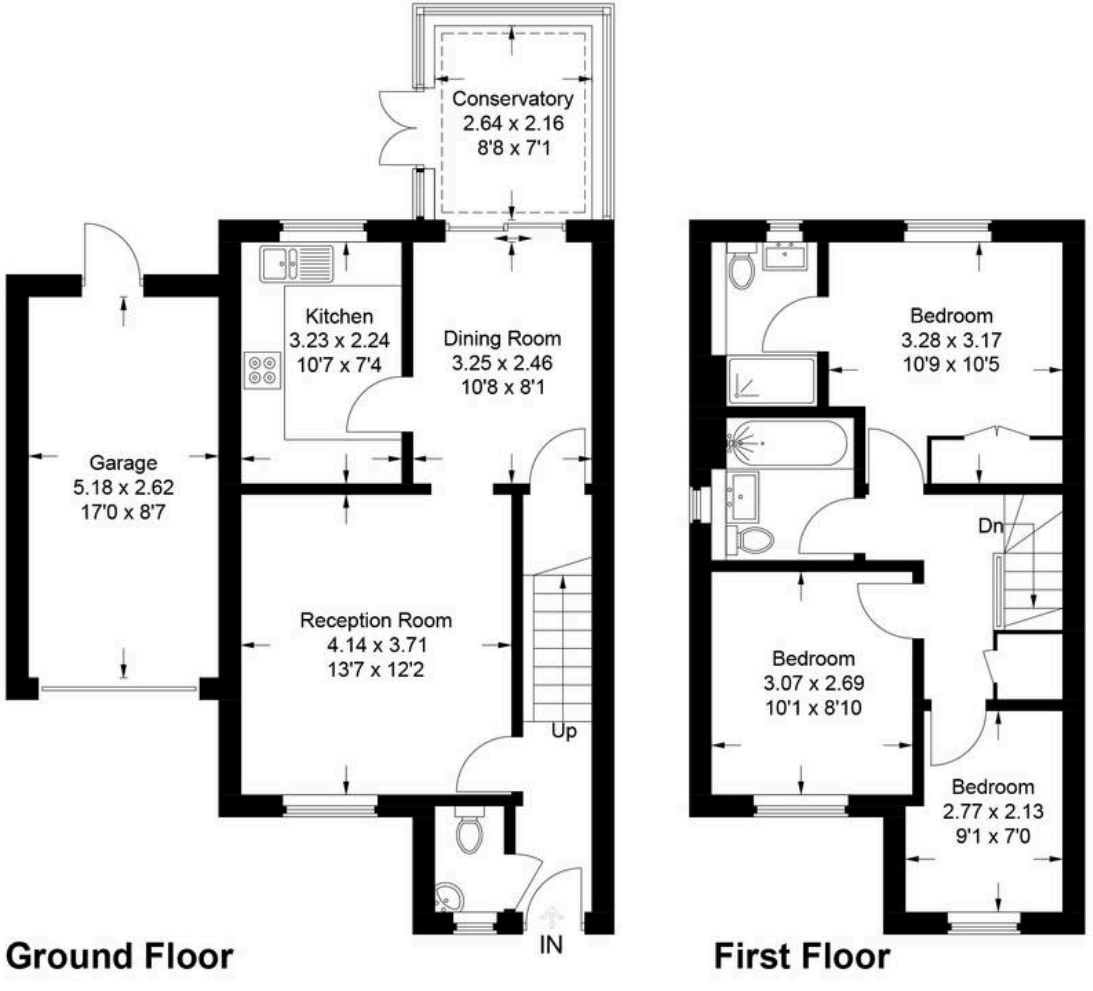






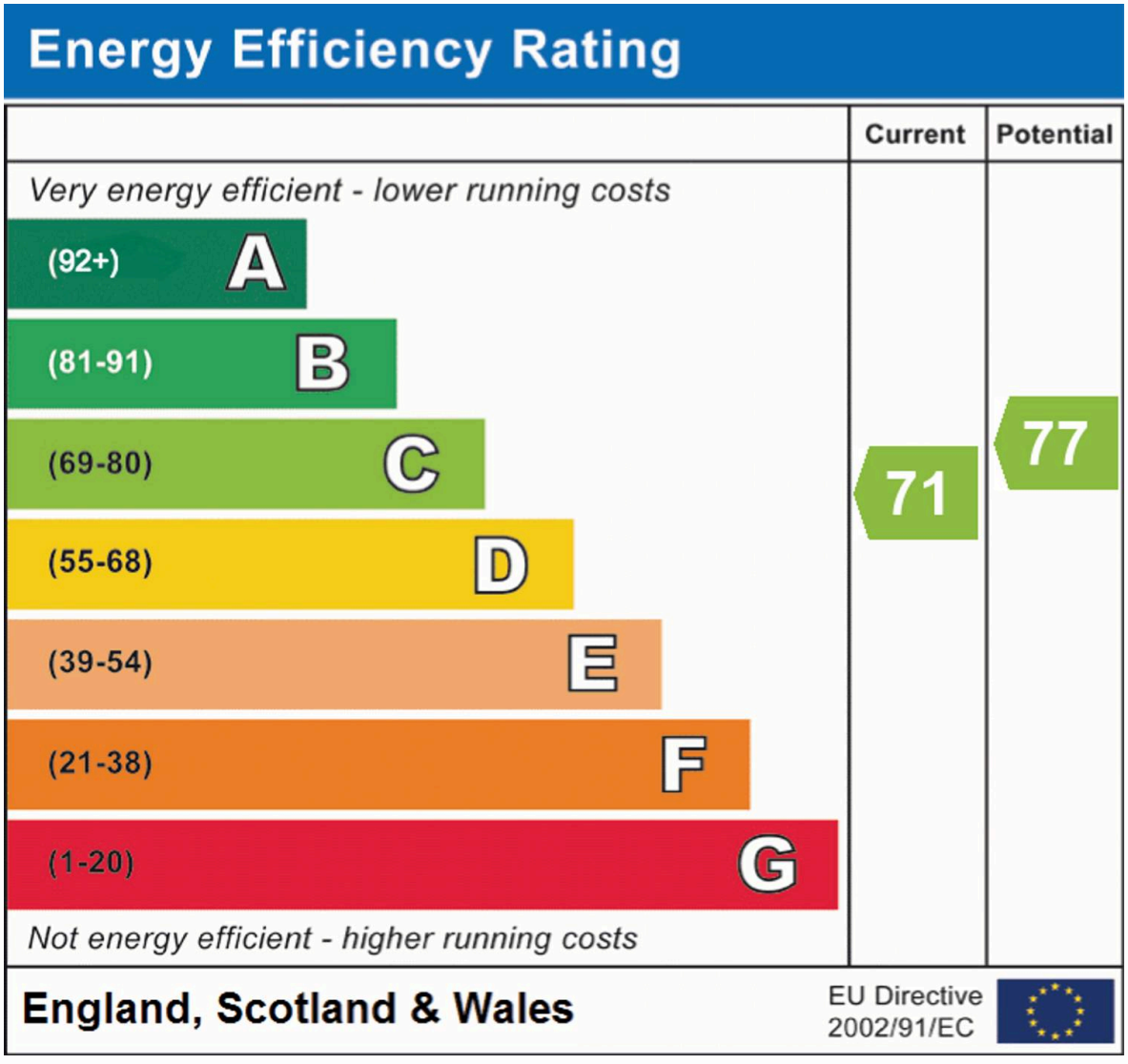
Brookmill Close

Approximate Gross Internal Area
Ground Floor = 46.3 sq m / 498 sq ft
First Floor = 39.7 sq m / 427 sq ft
Garage = 13.6 sq m / 146 sq ft
Total = 99.6 sq m / 1,071 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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