



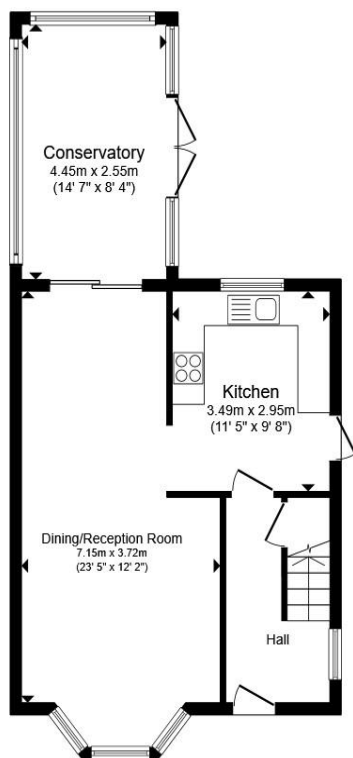
Caractacus Green, Watford, WD18 6JU

welcome to

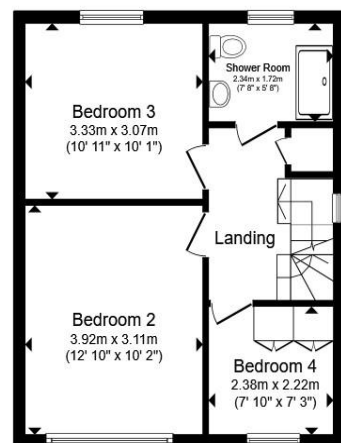
Caractacus Green, Watford

A spacious four-bedroom semi-detached family home on Caractacus Green, featuring a loft conversion with en suite, bright reception and dining room leading to a conservatory, a kitchen, driveway parking, rear garden with outbuilding, and convenient access to Watford town centre and schools.

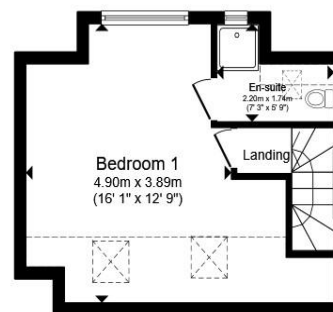




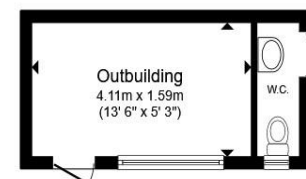
Ground Floor



First Floor



Second Floor



Outbuilding

Entrance

Lounge/Dining Room

23' 5" x 12' 2" (7.14m x 3.71m)

Kitchen

11' 5" x 9' 8" (3.48m x 2.95m)

Conservatory

14' 7" x 8' 4" (4.45m x 2.54m)

Bedroom 1

15' 1" x 12' 9" (4.60m x 3.89m)

En Suite

7' 3" x 5' 9" (2.21m x 1.75m)

Bedroom 2

12' 10" x 10' 2" (3.91m x 3.10m)

Bedroom 3

10' 11" x 10' 1" (3.33m x 3.07m)

Bedroom 4

7' 10" x 7' 3" (2.39m x 2.21m)

Shower Room

7' 8" x 5' 6" (2.34m x 1.68m)

Outbuilding

13' 6" x 5' 3" (4.11m x 1.60m)

Wc

Total floor area 134.4 m² (1,446 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

welcome to

Caractacus Green, Watford

- Four Bedroom Semi-Detached Family Home
- Loft Conversion Featuring Bedroom and En Suite
- Driveway Providing Off-Street Parking
- Conservatory Overlooking Rear Garden
- Rear Garden Featuring Outbuilding

Tenure: Freehold EPC Rating: C

Council Tax Band: D

Guide price

£595,000



Please note the marker reflects the
postcode not the actual property

view this property online [brownandmerry.co.uk/Property/WAF104987](https://www.brownandmerry.co.uk/Property/WAF104987)



Property Ref:
WAF104987 - 0006

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