



oakestates

Enthusiasm to deliver results



Southwold Road, North Watford, WD24

£1,450 per month

A rare opportunity has come available in this exceptionally presented two double bedroom apartment. Vast benefits include large living/dining room, independent fully fitted kitchen and ample off street parking facilities. This apartment is offered on an unfurnished basis and is available now and is within easy reach of commuter links, M1, M25, the A41 and North Watford and Watford Junction Stations.

TO LET

01923 212111

COMMUNAL GROUNDS:

Ample parking facilities for residents and visitors, various lawned areas with scattered trees, hedges and bushes, pathway to communal front door with security entry phone to:-

COMMUNAL ENTRANCE HALLWAY:

Staircase to first floor landing, private hardwood front door to:-

PRIVATE ENTRANCE HALLWAY:

Laminate floor covering, doors offering access to bedrooms one, two, the bathroom, storage cupboard housing meter, glazed door to:-

LIVING ROOM:

13'10" x 11'7" (4.22m x 3.53m)

L-shaped room with open plan kitchen, double glazed window to front, electric radiator, laminate floor covering, T.V point, a lovely light bright reception room, archway to:-



DINING AREA:

8'6" x 7'0" (2.59m x 2.13m)

Double glazed window to side, laminate floor covering.



KITCHEN:

8'3" x 7'9" (2.51m x 2.36m)

Fitted with a comprehensive range of wall, base and drawer units, electric cooker point, fridge freezer space, plumbing for automatic washing machine, tiled splashbacks, double glazed window to front, ample roll edge work surfaces, stainless steel single drainer sink unit with mixer tap, a nicely fitted kitchen.



DRESSING AREA:

Arch to:-

BEDROOM ONE:

13'0" x 10'7" (3.96m x 3.23m)

Double glazed window to side, electric radiator, T.V point, a good size master bedroom, ample space for double bed, chest of drawers and wardrobe.



BEDROOM TWO:

11'0" x 9'11" (3.35m x 3.02m)

Double glazed window to side, cupboard housing hot water tank, radiator.

BATHROOM:

Three piece white suite comprising panel enclosed bath with mixer tap, shower attachment and glazed screen, pedestal wash hand basin with chrome taps, tiled splashback and vanity unit above, low flush W.C, part tiled walls,

extractor fan.





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