



Connells

Woodside
Watford



Property Description

Connells are delighted to bring this semi-detached house to the market that is situated on a popular residential road in North Watford. The property comprises of two reception room, a well-appointed fitted kitchen, three well-proportioned bedrooms and modern family bathroom. Benefits include off-street parking for two cars, a well maintained landscaped rear garden as well as holding the potential to extend (STPP).

An ideal family home, the property is conveniently located with access to several transport links including being walking distance to North Watford and Watford Junction Station as well as the M1, M25 & A41 motorways. There are a variety of well-regarded schools within catchments, a range of local shops and amenities within proximity as well as being a short distance from Watford High Street and Shopping Centre that provides numerous shops, eateries, entertainment and recreational facilities.

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

Agents Note: Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Entrance Hall

Door to front aspect, stairs to first floor landing.

Living Room

Window to front aspect, feature fire place, television point, telephone point, under-stairs storage, French doors to rear garden.

Dining Room

Window to front and side aspect, radiator.

Kitchen

Fitted kitchen comprised of wall and base units with work surfaces and tiling to complement, window to rear aspect, sink with drainer, electric oven, gas hob with extractor hood, plumbing for washing machine, space for fridge/freezer, door to rear garden.

First Floor Landing

Stairs from entrance hall, window to rear aspect.

Bedroom One

Window to front aspect, radiator.

Bedroom Two

Window to front aspect, radiator.

Bedroom Three

Window to rear aspect, radiator.

Bathroom

Windows to rear aspect, bath with mixer taps and overhead shower, WC, vanity wash hand basin, heated towel rail, loft access.

Outside

Front Garden

Driveway parking for two cars.

Rear Garden

Patio area, laid lawn, side access.

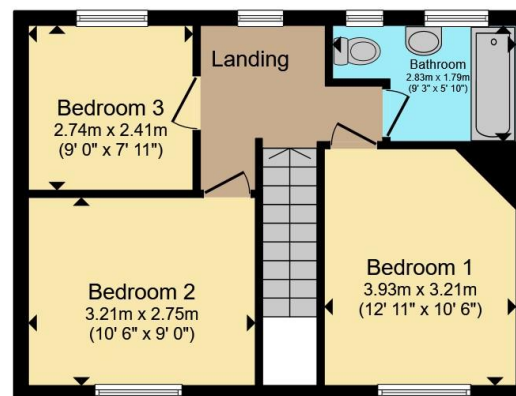




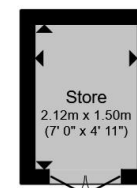




Ground Floor



First Floor



Outbuilding

Total floor area 77.3 m² (833 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

Connells

To view this property please contact Connells on

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6 The Parade
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EPC Rating: D Council Tax
Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/WTF314772



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