



Apartment (EPC Rating:)

**EDISON COURT, FRANKLIN AVENUE,
WATFORD, WD18 6AB**

Per Month

£1,700 Per

2 Bedroom Apartment located in Watford

GROUND FLOOR TWO BEDROOM TWO BATHROOM APARTMENT WITHIN A GATED DEVELOPMENT MINUTES FROM WATFORD GENERAL HOSPITAL AND LAURENCE HAINES PRIMARY SCHOOL - AVAILABLE NOW.

A well-presented two-bedroom, two-bathroom apartment set within a secure gated development in a prime Watford location. Finished to a high standard, the property offers modern, comfortable living in beautifully maintained surroundings.

The accommodation comprises a welcoming hallway with storage cupboard, two double bedrooms (one with ensuite), a family bathroom, and a spacious open-plan living room and kitchen, creating a bright and practical living space.

Additional benefits include allocated parking, a one-year-old boiler, and access to the development's stunning communal grounds.

Ideally located minutes from Watford General Hospital, Laurence Haines Primary School, Westfield Academy, and nearby parks, the property is perfectly positioned for professionals, families, or hospital staff. Optional sofas are available if required.



WATFORD LETTINGS | 12 MARKET STREET, WATFORD, HERTFORDSHIRE, WD18 0PD

GROUND FLOOR
580 sq.ft. (53.9 sq.m.) approx.



EDISON COURT

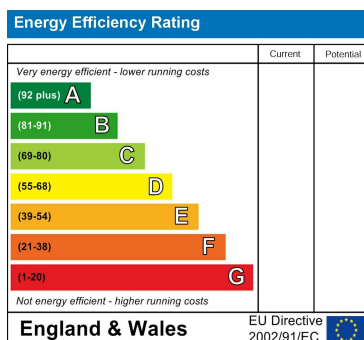
TOTAL FLOOR AREA : 580 sq.ft (53.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Council Tax Band

Energy Performance Graph



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