



Not specified (EPC Rating: C)

**OXFORD STREET, WATFORD, WD18  
0ES**

Per Month

**£1,700 Per**



## 2 Bedroom Not specified located in Watford

TWO BEDROOM HOUSE IN A LOVELY RESIDENTIAL ROAD JUST 0.2 MILES TO WATFORD GENERAL HOSPITAL (IDEAL FOR NHS PROFESSIONALS) - 6 MINUTES WALK INTO WATFORD TOWN CENTRE & 1 MILE TO WATFORD METROPOLITAN STATION.

This end of terrace house will be undergoing complete redecoration, some light refurbishments and will be ready to occupy mid October 2024. The property comprises of; porch, living room, dining room, kitchen with doors leading out to the patio garden. On the first floor there are two double bedrooms and a bathroom accessed through the bedroom.

The property offers laminate wood flooring downstairs and finished with carpets upstairs.

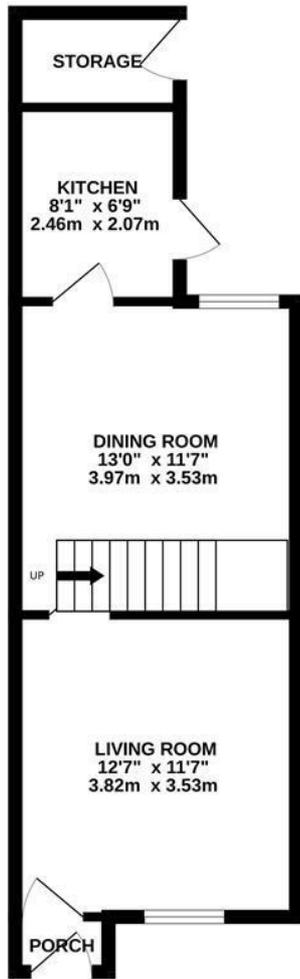
Offered unfurnished and available mid October 2024.

Residents permit available for parking.

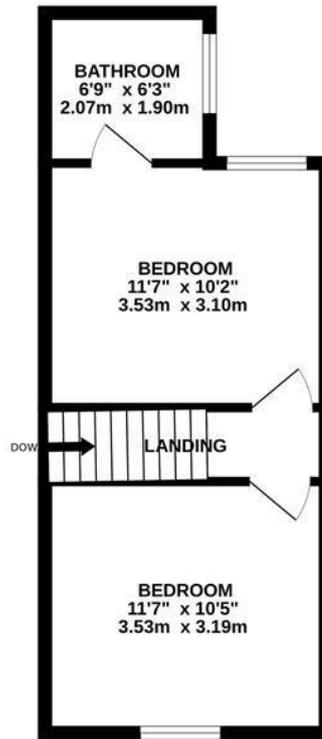
This lovely house is located in a quiet area within the catchment area of Watford boys girls Grammar Schools plus various infants and junior schools.



GROUND FLOOR  
386 sq.ft. (35.9 sq.m.) approx.



1ST FLOOR  
317 sq.ft. (29.4 sq.m.) approx.



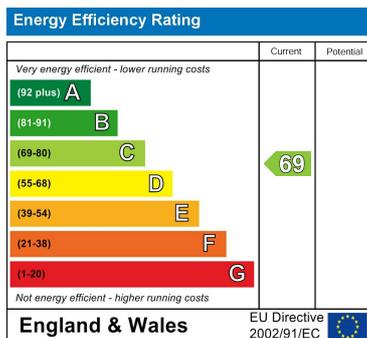
TOTAL FLOOR AREA : 703 sq.ft. (65.3 sq.m.) approx.

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

C

Energy Performance Graph



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the