



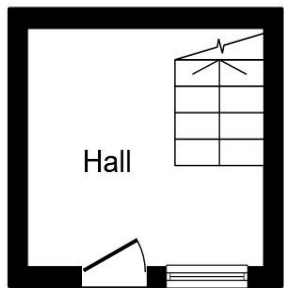
Watford Road, Croxley Green, Rickmansworth, WD3 3ED

welcome to

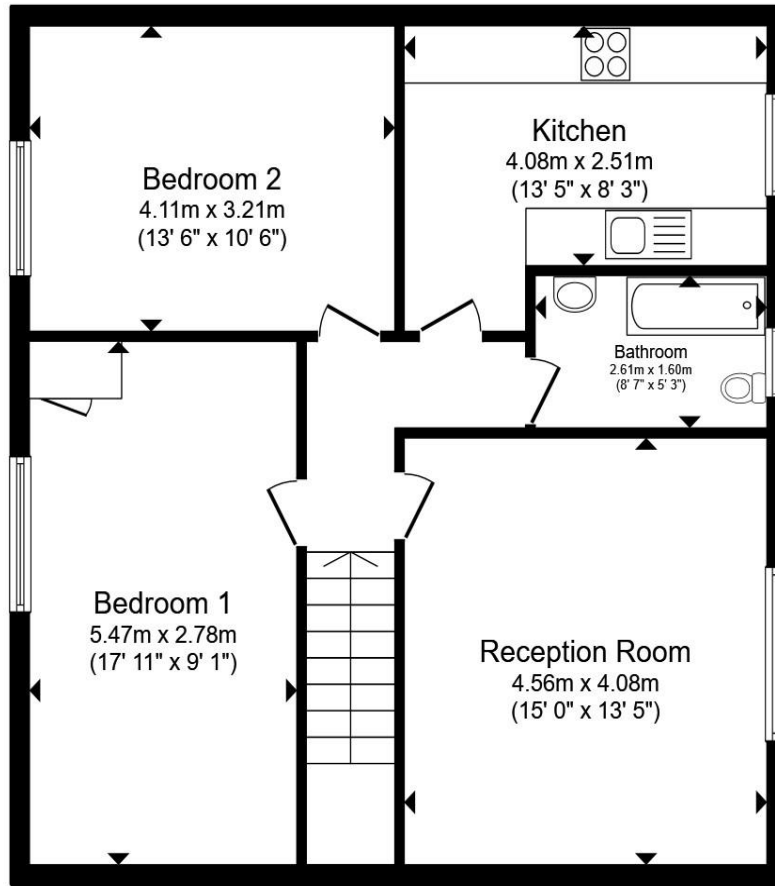
Watford Road, Croxley Green, Rickmansworth

A generous two-bedroom first floor maisonette with a bright reception room, separate fitted kitchen and two double bedrooms, featuring a versatile entrance hall ideal for home working, a private rear garden and convenient access to Croxley Station just 0.3 miles away.





Ground Floor



First Floor

Entrance

Reception Room

15' x 13' 5" (4.57m x 4.09m)

Kitchen

13' 5" x 8' 3" (4.09m x 2.51m)

Bedroom 1

17' 11" x 9' 1" (5.46m x 2.77m)

Bedroom 2

13' 6" x 10' 6" (4.11m x 3.20m)

Bathroom

8' 7" x 5' 3" (2.62m x 1.60m)

Total floor area 79.4 m² (855 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

Watford Road, Croxley Green, Rickmansworth

- Spacious Two Double Bedroom First Floor Maisonette
- Private Rear Garden- Ideal for Outdoor Enjoyment
- Resident Parking
- Just 0.3 Miles to Croxley Station
- Bright & Airy Lounge

Tenure: Leasehold EPC Rating: C

Council Tax Band: C Service Charge: 0

Ground Rent: 0 Buildings Insurance Premium: 420

This is a Leasehold property with details as follows; Term of Lease 109 years from 09 Oct 2013. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£350,000



Please note the marker reflects the postcode not the actual property

view this property online [brownandmerry.co.uk/Property/WAF105119](https://www.brownandmerry.co.uk/Property/WAF105119)



Property Ref:
WAF105119 - 0005

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