



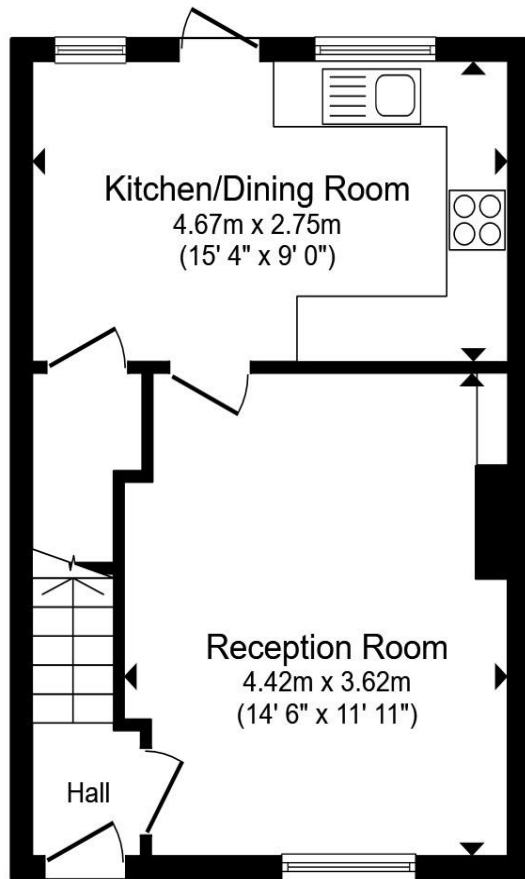
**Leavesden Road, Watford, WD24 5EB**

**welcome to**

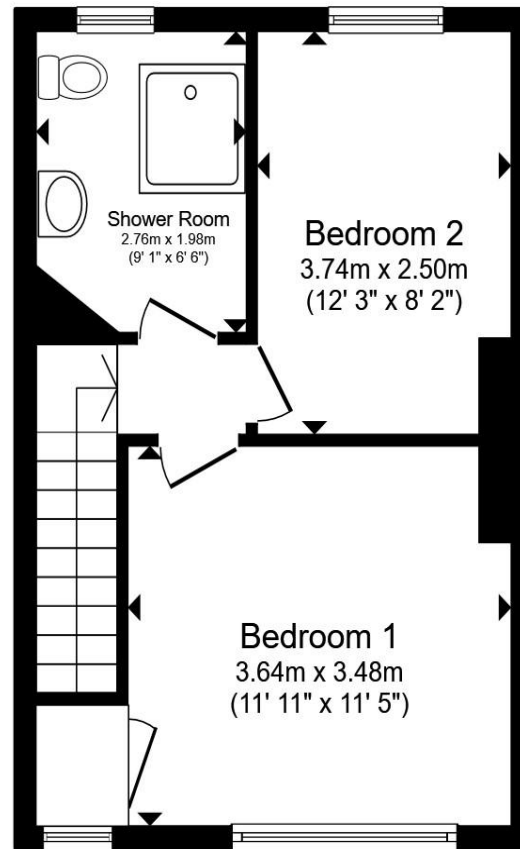
**Leavesden Road, Watford**

A stylish two bedroom mid terraced home on Leavesden Road with a bright lounge, modern kitchen dining room, southwest facing garden and private allocated parking for two cars, ideally located close to Watford Junction, Watford High Street, schools and local amenities.





**Ground Floor**



**First Floor**

**Entrance**

**Reception Room**

14' 6" x 11' 11" ( 4.42m x 3.63m )

**Kitchen/Dining Room**

15' 4" x 9' ( 4.67m x 2.74m )

**Bedroom 1**

11' 11" x 11' 5" ( 3.63m x 3.48m )

**Bedroom 2**

12' 3" x 8' 2" ( 3.73m x 2.49m )

**Shower Room**

9' 1" x 6' 6" ( 2.77m x 1.98m )

Total floor area 67.9 m<sup>2</sup> (731 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](http://www.propertybox.io)



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## Leavesden Road, Watford

- Charming Two-Bedroom Mid-Terraced Home
- Private Allocated Parking for Two Cars at the Rear
- Stylish, Modern Fitted Kitchen
- Bright & Spacious Lounge with Feature Fireplace
- Attractive South-West Facing Garden, Perfect for Sunlight Throughout the Day

Tenure: Freehold EPC Rating: C

Council Tax Band: C

Offers over

**£400,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [brownmerry.co.uk/Property/WAF105166](https://www.brownmerry.co.uk/Property/WAF105166)



Property Ref:  
WAF105166 - 0004

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