



Connells

Prospect Close
Bushey



Property Description

Connells are delighted to welcome this beautiful two-bedroom, two-bathroom duplex apartment on Prospect Close. Situated in the desirable Bushey Heath, comprising of various local amenities, excellent schooling and transport links.

This spacious and well-appointed home offers versatile living throughout, featuring two generous double bedrooms, including a principal suite with en-suite bathroom, and a separate dressing area. Additional benefits include a contemporary family bathroom, ample storage solutions, as well as two allocated parking spaces and visitor bays.

The heart of the property is a bright and airy open-plan living space, flooded with natural light and complemented by a charming Juliet balcony, enjoying attractive views over the landscaped communal gardens—perfect for relaxing or entertaining.

The property is also conveniently located with access to several transport links to the A41, M1 & M25 motorways. The vibrant Bushey Heath High Road is within close proximity providing numerous shops and eateries with Watford Shopping Centre being a short drive away providing further entertainment and recreational facilities. Prospect Close is an ideal choice for couples, professionals, first time buyers and investors alike.

An internal viewing comes highly recommended, contact Connells today.

Entrance Hall

Door to front aspect, radiator and two storage cupboards.

First Floor

Lounge

Window to rear aspect, Juliet balcony, television point and radiator.

Kitchen

Window to side aspect, wall and base units, electric oven, dishwasher, electric hob, fridge freezer and space for a washing machine.

Bedroom 2

Window to front aspect, built in wardrobe and radiator.

Bathroom

Window to side aspect, water closet, vanity unit, bath with mixer taps and heated towel rail.

Second Floor

Bedroom 1

Skylight, television point, radiator, walk in wardrobe/dressing area.

En-Suite

Water closet, shower cubicle, vanity unit, tiled throughout and radiator.

Outside

Parking

Two allocated parking spaces and visitor bays.

Garden

Landscaped communal gardens which are well kept and maintained.

Tenure Information

Lease: 125 years remaining from 2009

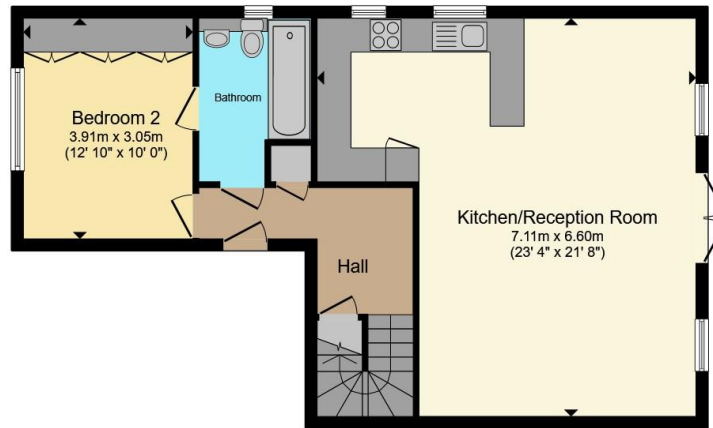
Ground Rent: £350 per annum approx.

Service Charge: £2387.66 per annum approx.









Ground Floor



First Floor

Total floor area 102.9 m² (1108 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



To view this property please contact Connells on

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86 High Street
 BUSHEY WD23 3HD

EPC Rating:
 Awaited

Council Tax
 Band: E

Service Charge:
 2387.66

Ground Rent:
 350.00

Tenure: Leasehold

view this property online connells.co.uk/Property/BUS308611

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2008. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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