

Connells

Ashburnham Drive
Watford

Ashburnham Drive
Watford WD19 7PU

for sale
£690,000







Property Description

Situated on the highly sought-after Ashburnham Drive, this exceptional four-bedroom residence has been meticulously remodelled, extended and loft converted to create an elegant family home arranged over three beautifully appointed floors.

At the heart of the property is a stunning open-plan living, dining and kitchen space, designed for modern family living and sophisticated entertaining. The contemporary kitchen features integrated appliances, underfloor heating and expansive sliding doors that seamlessly connect the interior to the landscaped rear garden, flooding the space with natural light.

The first floor offers three generously sized bedrooms and a stylish shower room, while the principal suite occupies the entire top floor, boasting fitted wardrobes, extensive eaves storage and a luxurious en-suite bathroom complete with a Jacuzzi bath.

Further benefits include a versatile outbuilding, ideal as a home office or gym, a low-maintenance rear garden and the advantage of being offered chain free.

Ideally positioned within the desirable Oxhey Hall area, the property is conveniently located for excellent local schooling, everyday amenities and Carpenders Park Station, providing direct connections into London Euston. Watford Town Centre, Atria Watford and major road links including the M1, M25 and A41 are all within easy reach.

Combining generous proportions, premium finishes and an enviable location, this is an outstanding family home of exceptional quality.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Entrance Hall

Cloakroom

Living Room

Kitchen

First Floor Landing

Bedroom Two

Bedroom Three

Bedroom Four

Shower Room

Second Floor Landing

Bedroom One

Bathroom

Outside

Front Garden

Rear Garden

Outbuilding



















Total floor area 149.0 m² (1,604 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

Connells

To view this property please contact Connells on

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6 The Parade
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EPC Rating: C

Council Tax Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/WTF315649

The Property Ombudsman

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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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