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COATES WAY, WATFORD - OFFERS IN EXCESS OF £525,000
3 Bedroom Semi-Detached House



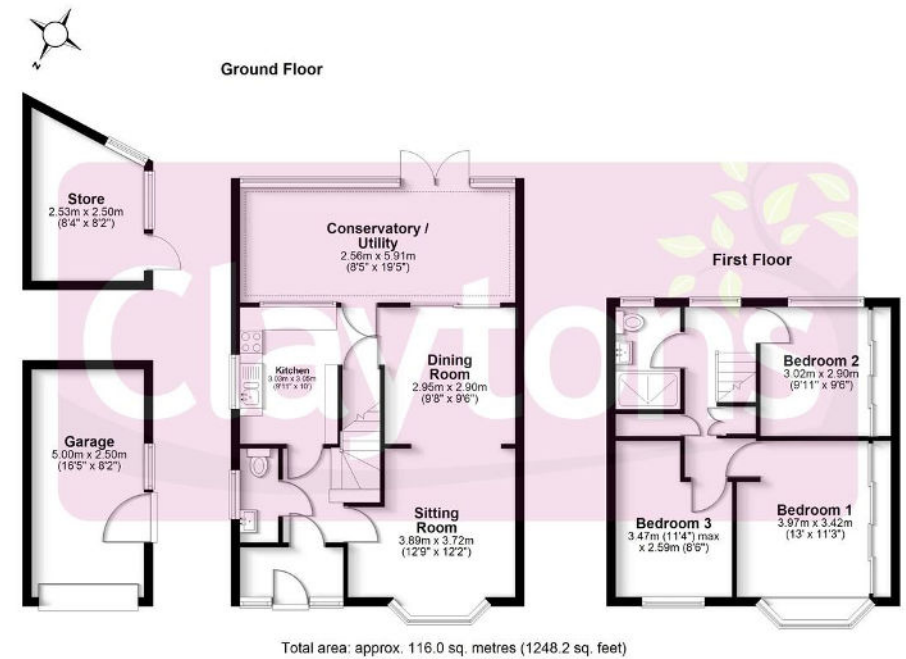
A well-presented three-bedroom semi-detached family home situated in a sought-after residential location, offering spacious and versatile accommodation throughout.

The property welcomes you with an entrance hall leading to a bright and comfortable living room, creating an ideal space for both everyday family life and entertaining guests. The kitchen is well-appointed with a range of fitted units and provides access to a useful utility room, adding practicality to the home. To the rear, the conservatory offers additional living space and enjoys pleasant views over the garden, making it an excellent area for dining, relaxing or working from home.

The first floor comprises three well-proportioned bedrooms, all served by a family bathroom.

Outside, the property benefits from a private rear garden, providing a wonderful space for outdoor enjoyment. To the front, there is a driveway offering off-street parking and access to the garage.

- Close To Schools (Including Parmiters)
- Excellent Transport Links (Including Links To M1 & M25)
- Freehold
- Off-Street Parking (Driveway & Garage)
- Three Good-Sized Double Bedrooms
- Downstairs W/C
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 VIEWING BY APPOINTMENT THROUGH CLAYTONS 01923 677755

FREE VALUATIONS & MARKETING ADVICE

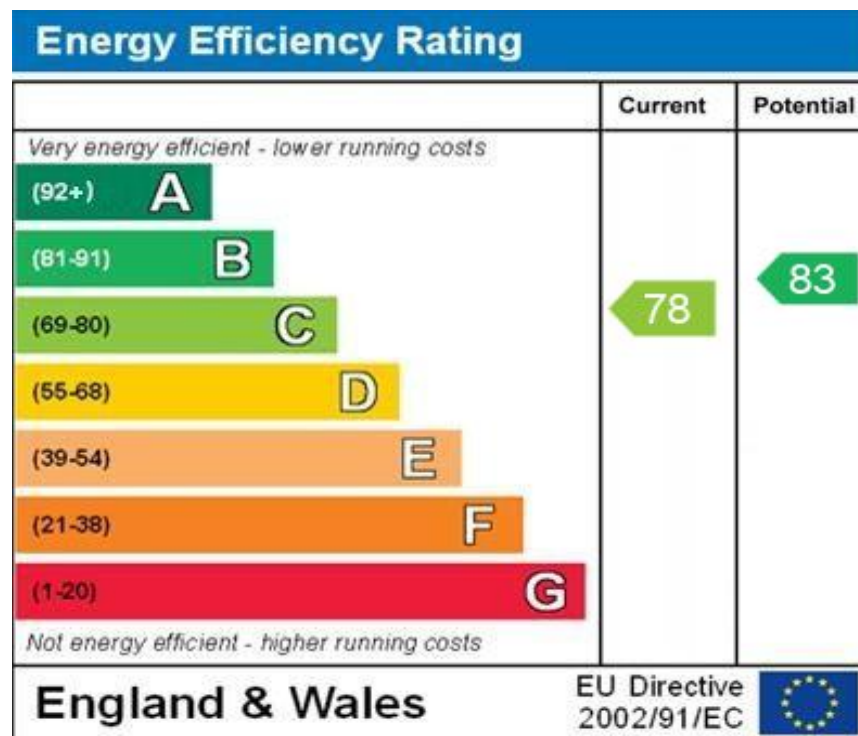
Can we assist you in the sale of your property? If your home is situated within the catchment area of one of our sales offices we would be pleased to offer you a free valuation and market appraisal, a service which we provide without obligation. Competitive fees are always available for both sole and multiple agency. Please contact David Clayton on 01923 677755.

NB 1) We have not tested any appliances and/or services mentioned in these property particulars and do not intend to imply they are in full working order. Photographs are for illustrative purposes only and may show items that are not included in the sale of this property. 2) Due to Money Laundering Regulations 2003 we will ask all prospective purchasers for identification. 3) Buyers should seek verification from their solicitor about the legal title of this property.

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