



Room 6

Sutton Road | | Watford | WD17 2QE

£750 Per Month



**LEAFY
ESTATES**

Key features

- Spacious Ensuite Room in Watford WD17
- Watford Junction Station – 10 minutes walk



Description

The Room

The ensuite room has been designed around the core set of services we offer our tenants:

Double-size bed
Large shared Kitchen
Super-speed Broadband
Constant hot water
Wardrobe & storage spaces

All utilities are covered in the rental price, including:

-Council tax
-Electricity
-Gas
-Water
-Broadband

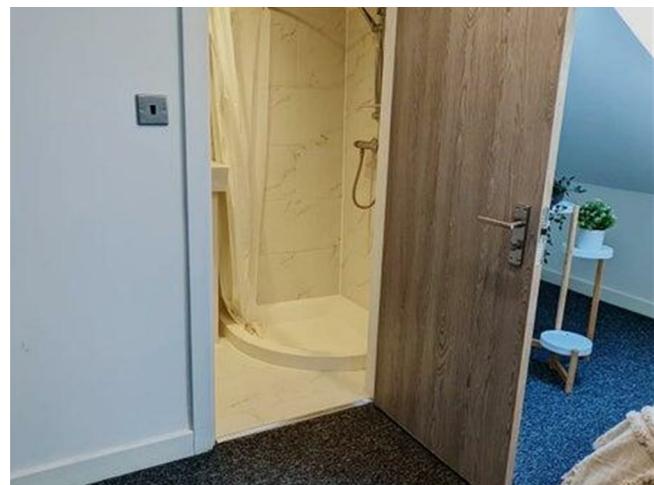
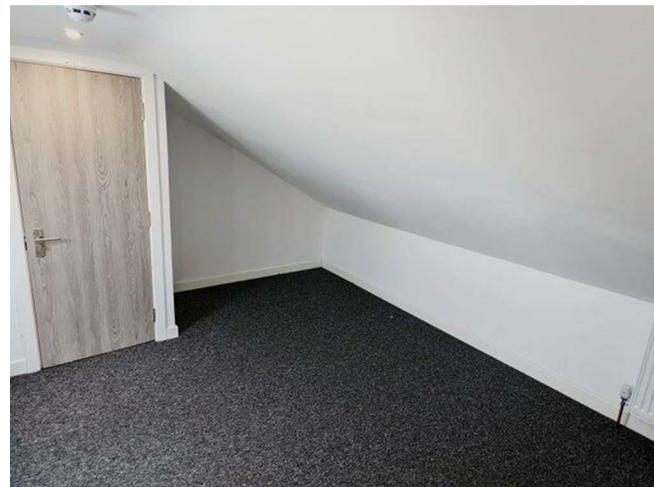
The Location

Watford General Hospital - 20 minutes walk
Watford Junction Station – 10 minutes walk
Nearest Local Shop - 4 minutes walk
Nearest Supermarket - 6 minutes walk

The Property

The property is currently occupied by working professionals in a mixed-gender household. We are ideally seeking working professionals for this accommodation.

Tenants are able to apply for on-street parking permits from the local council when available.



Directions





Floor plans

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Council Tax Band C EPC Rating



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