



Castles

HORWOOD COTTAGES  
Letchmore Heath, Hertfordshire WD25 8EH



# HORWOOD COTTAGES

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**£535,000**  
(Freehold)

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Centrally located in the charming heart of Letchmore Heath, this delightful terraced cottage, built in 1880, offers a unique blend of character and modern living.



The property features two generously sized double bedrooms, making it an ideal home for couples or small families. Upon entering, you are welcomed into a spacious living and dining room, perfect for entertaining guests or enjoying quiet evenings at home. The newly fitted bathroom adds a touch of contemporary elegance, ensuring comfort and convenience. The modern kitchen is well-equipped and flows seamlessly into a conservatory, which serves as a versatile utility area, enhancing the functionality of the home. With side access, it offers added convenience for those who enjoy gardening and require easy entry to the outdoor area. This mid-terrace property is offered chain free, making it an attractive option for those looking to move swiftly into their new home. With its rich history and modern amenities, this character cottage is a rare find in Letchmore Heath, promising a delightful living experience in a picturesque setting.

## Specifications

- Character Cottage
- 2 Double Bedrooms
- Brand New Bathroom
- Spacious Living/Dining Room
- Modern Kitchen
- Conservatory & Utility Area
- Private Garden
- CHAIN FREE





The private rear garden provides a tranquil outdoor space, perfect for relaxation or al fresco dining.



#### **A little about the corner of the world we call home...**

Road transport is straightforward with the A41, A405 and M25 being within a few miles while trains are easily accessed at Watford North BR station which is on the West Midlands and just a short distance away from the property while Watford Junction offers BR, Underground and Overground connections to pretty much anywhere in the country.

Children and students are well catered for thanks to a wide range of local education establishments including Orchard, Beechfield and Cherry Tree primary schools and Stanborough and Parmiters secondary schools close to hand while Watford Grammar School for Boys is within straightforward commuting distance.

When it comes to getting out and about at the weekends there are plenty of leisure opportunities including nearby open spaces, the Harry Potter Studios and plenty of access to the buzz of café culture, restaurants, banks and independent shopping with similar facilities offered in nearby towns which are easy to get to on local bus services or by road.



**Please Note:**

We have not tested any apparatus, fixtures, fittings or services. Interested parties must undertake their own investigation into the working order of these items.

All measurements are approximate and photographs provided are for guidance only.

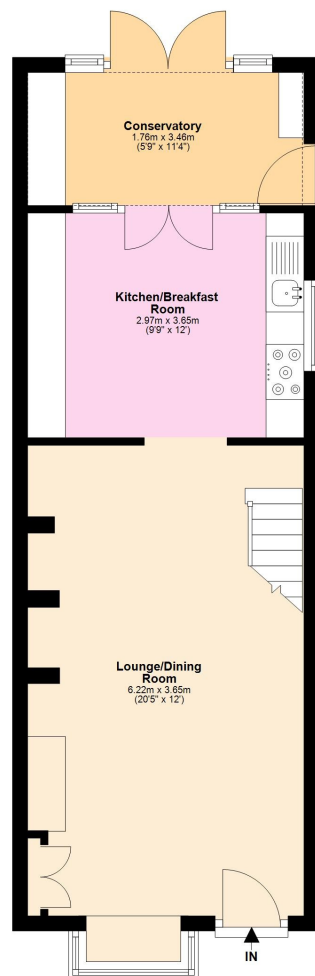
**Tenure: Freehold**

**Council Tax Band: D**

**EPC Rating: D**

### Ground Floor

Approx. 40.7 sq. metres (437.9 sq. feet)



### First Floor

Approx. 26.2 sq. metres (282.4 sq. feet)



Total area: approx. 66.9 sq. metres (720.3 sq. feet)

**Berkhamsted**

01442 865252

**Eaton Bray**

01525 220605

**Borehamwood**

020 8953 2112

**Hertford**

01992 501511

**Boxmoor**

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**Kings Langley**

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**Bushey**

020 8950 2551

**Radlett**

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