



## A SIX BEDROOM FAMILY HOME IN A SOUGHT AFTER LOCATION

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The Oaks, Oxhey Hall, Watford, Hertfordshire WD19 4LR

**ROBSONS**



## A SIX BEDROOM DETACHED FAMILY HOME IN A SOUGHT AFTER LOCATION

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WD19 4LR

**THREE RECEPTION ROOMS • CONSERVATORY  
• KITCHEN • UTILITY ROOM • CLOAKROOM  
• FIRST FLOOR - MAIN BEDROOM WITH  
ENSUITE BATHROOM • THREE FURTHER  
BEDROOMS ONE WITH ENSUITE SHOWER  
ROOM • BATHROOM • SECOND FLOOR -  
TWO BEDROOMS & SHOWER ROOM • REAR  
GARDEN • DOUBLE GARAGE • OFF STREET  
PARKING • NO CHAIN**

### Description

Ideally positioned in a quiet cul-de-sac location in the popular area of Oxhey Hall, is this modern, six bedroom, four bathroom, detached family home. This deceptively spacious property offers over 3600 sqft of accommodation on three well-appointed levels, with ample off street parking and a secluded rear garden. The ground floor comprises an entrance hall with guest cloakroom, a large family room flowing through to a second reception room with French doors to the rear garden, a separate dining room accessing an impressive conservatory, modern fitted kitchen / breakfast room and utility.







## Description

To the first floor, the principal bedroom benefits from fitted wardrobes and an ensuite bathroom, plus there are a further three double bedrooms, one with an ensuite shower room and a family bathroom. Continuing up to the second floor, there are two further double bedrooms, eaves storage and a shower room and wc. The secluded rear garden has a paved patio area and is mainly laid to lawn with shrub borders and a selection of mature Oak trees. To the front of the property is a driveway providing off street parking for four vehicles and access to the integral double garage.

## Location

Green Lane is within easy reach of central Watford, recreational facilities are well catered for those enjoying a sporting life, with golf courses, cricket & football clubs. Watford also provides an extensive choice of boutique shops, restaurants, coffee houses, supermarkets and the Atria shopping centre. There are a number of good schools located in the area and the transport facilities include the Metropolitan Line and Bushey main line station with fast trains into Euston offering a frequent service to central London and beyond.

## Additional Information

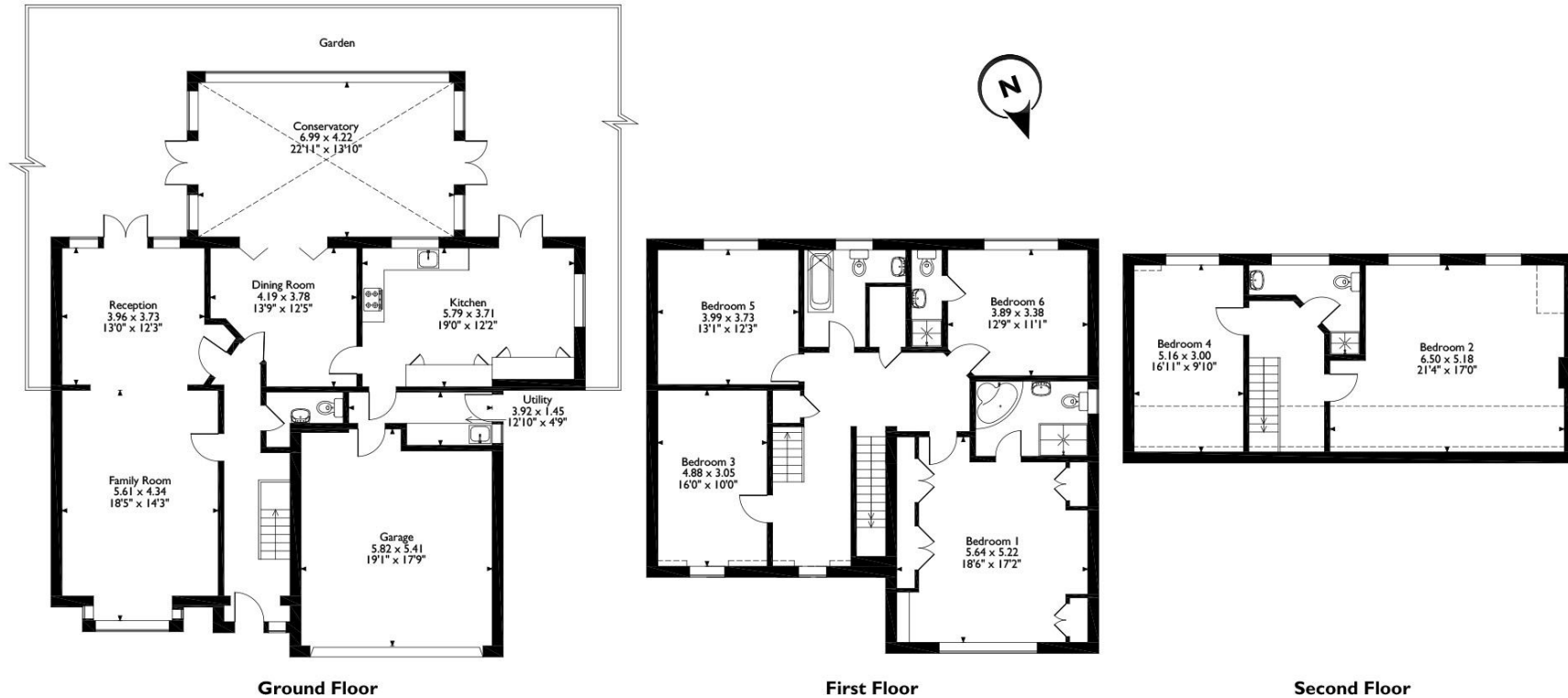
Tenure: Freehold  
Council Tax Band: G  
Council: Three Rivers District Council  
Energy Efficiency Rating Band: C





# The Oaks

## Approximate Gross Internal Area 317 Sq M/3412 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

# ROBSONS

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