71 Ovaltine Court Ovaltine Drive

Kings Langley, WD4 8GY

£1,350

SKIM STONES ALONG THE CANAL! - Come along & view this stunning two bedroom refurbished second floor flat, The large living space is bright an airy and benefits from a stylish & modern Kitchen Area. The main bedroom is generous in size with a stunning en-suite, and the second bedroom is a good size double also. Within walking distance to Kings Langley train station & the historic village High Street, and offering one undercover parking space.

- Stunning Two Double Bedroom Apartment
- MODERN Bathroom, en Suite & Kitchen
- Located on the banks of the Grand Union canal
- 2nd Floor Apartment with Lift Access
- Philips 'Hue' Remote Control Lighting
- Kitchen with Built in Appliances
- Living Space with Juliette Balcony
- Council Tax Band D
- Holding Deposit £288.00

Viewing

Please contact our Bovingdon Office on 01923262666 if you wish to arrange a viewing appointment for this property or require further information.
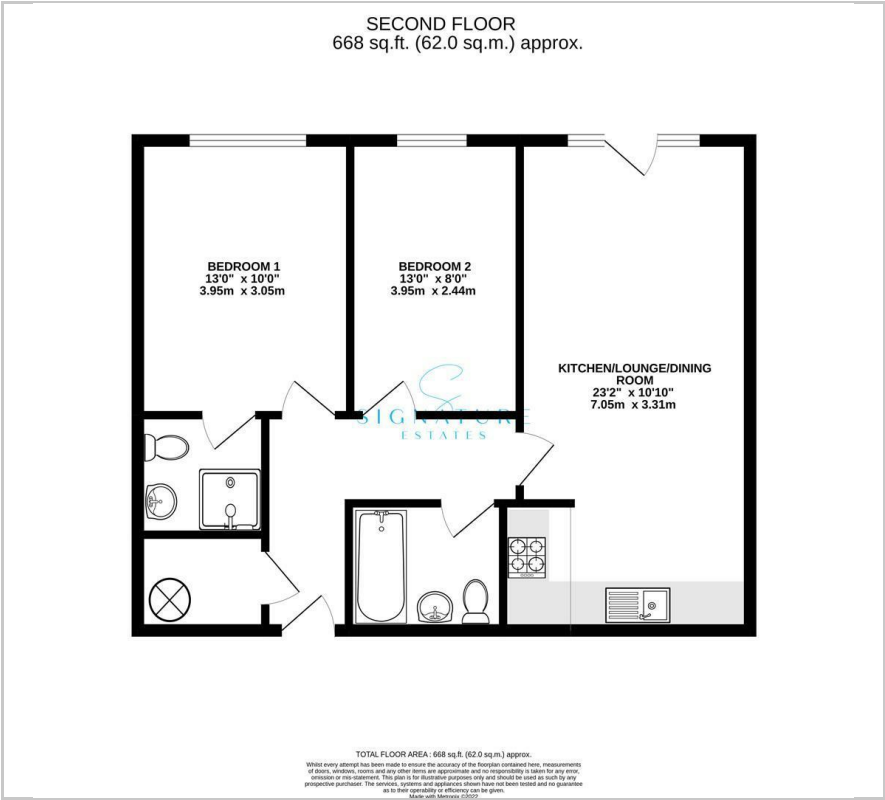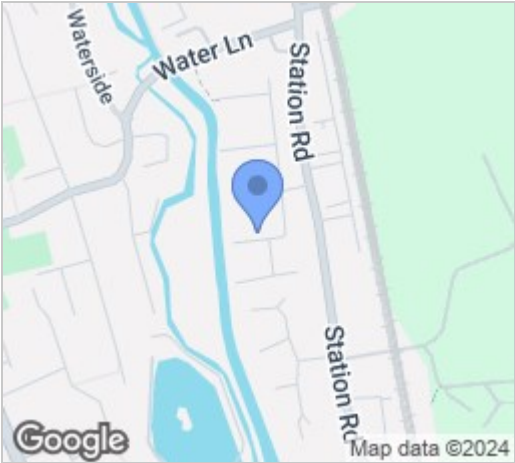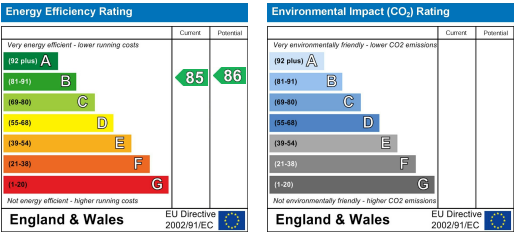
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Floor Plan

SECOND FLOOR
668 sq.ft. (62.0 sq.m.) approx.

BEDROOM 1
13'0" x 10'0"
3.95m x 3.05m

BEDROOM 2
13'0" x 8'0"
3.95m x 2.44m

KITCHEN/LOUNGE/DINING ROOM
23'2" x 10'10"
7.05m x 3.31m

SIGNATURE
ESTATES

TOTAL FLOOR AREA : 668 sq.ft. (62.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Area Map

Google   Map data ©2024

Energy Efficiency Graph

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		86
(69-80) C		
(55-68) D	85	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		
England & Wales	EU Directive 2002/91/EC	