



**Cecil Street
Watford, WD24 5AS
£1,700 Per month**

Coopers are delighted to offer to the market, a 2 bedroom end of terrace house. Comprising of: 2 reception rooms, fully fitted kitchen, 2 double bedrooms with additional room off master bedroom and a family bathroom located on the ground floor. The property is located within walking distance of Watford Junction Station and a stone's throw away from local amenities. Other benefits include a private rear garden and gas central heating. Available mid September.

- End of Terrace House
- 2 Double Bedrooms
- 2 Reception Rooms
- Additional Room Off Master Bedroom
- Fully Fitted Kitchen
- Ground Floor Bathroom
- Private Rear Garden
- Unrestricted Street Parking
- Available Mid September



164 St. Albans Road, Watford, Hertfordshire, WD24 4AS

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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not energy efficient - higher running costs		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	
	84		82
53		44	
England & Wales EU Directive 2002/91/EC		England & Wales EU Directive 2002/91/EC	