

10 Baldwin Road, Watford, WD17 4DP
Offers Over £850,000
Council Tax Band: G



This exceptional four bedroom, three bathroom family home located within the catchment of the sought after Nascot Wood Infants & Nursery and Junior Schools (rated Outstanding by Ofsted) seamlessly combines modern comfort, convenience, and outstanding local amenities, making it an ideal choice for young families.



Hollycroft Common Road, Stanmore, HA7 3HX
020 8050 8810
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Approximate Area = 1942 sq ft / 180.4 sq m
Garage = 196 sq ft / 18.2 sq m
Total = 2138 sq ft / 198.6 sq m

For identification only - Not to scale



Energy Efficiency Rating		
	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		
	78	85
England & Wales		EU Directive 2002/91/EC