

14 Florida Close, Bushey Heath, WD23 1ET  
£1,450,000





14 Florida Close, Bushey Heath, WD23 1ET

£1,450,000

### Council Tax Band:

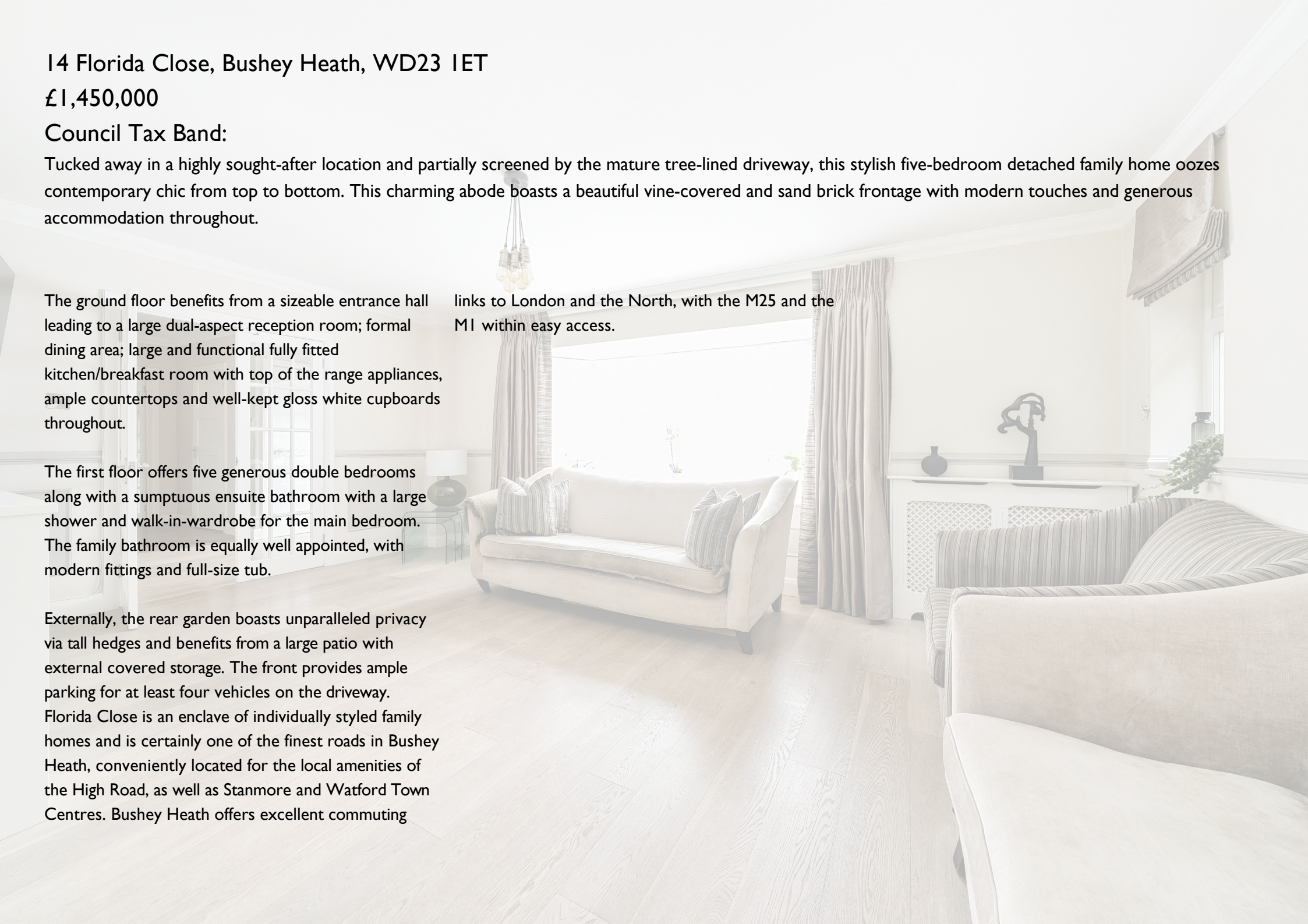
Tucked away in a highly sought-after location and partially screened by the mature tree-lined driveway, this stylish five-bedroom detached family home oozes contemporary chic from top to bottom. This charming abode boasts a beautiful vine-covered and sand brick frontage with modern touches and generous accommodation throughout.

The ground floor benefits from a sizeable entrance hall leading to a large dual-aspect reception room; formal dining area; large and functional fully fitted kitchen/breakfast room with top of the range appliances, ample countertops and well-kept gloss white cupboards throughout.

The first floor offers five generous double bedrooms along with a sumptuous ensuite bathroom with a large shower and walk-in-wardrobe for the main bedroom. The family bathroom is equally well appointed, with modern fittings and full-size tub.

Externally, the rear garden boasts unparalleled privacy via tall hedges and benefits from a large patio with external covered storage. The front provides ample parking for at least four vehicles on the driveway. Florida Close is an enclave of individually styled family homes and is certainly one of the finest roads in Bushey Heath, conveniently located for the local amenities of the High Road, as well as Stanmore and Watford Town Centres. Bushey Heath offers excellent commuting

links to London and the North, with the M25 and the M1 within easy access.



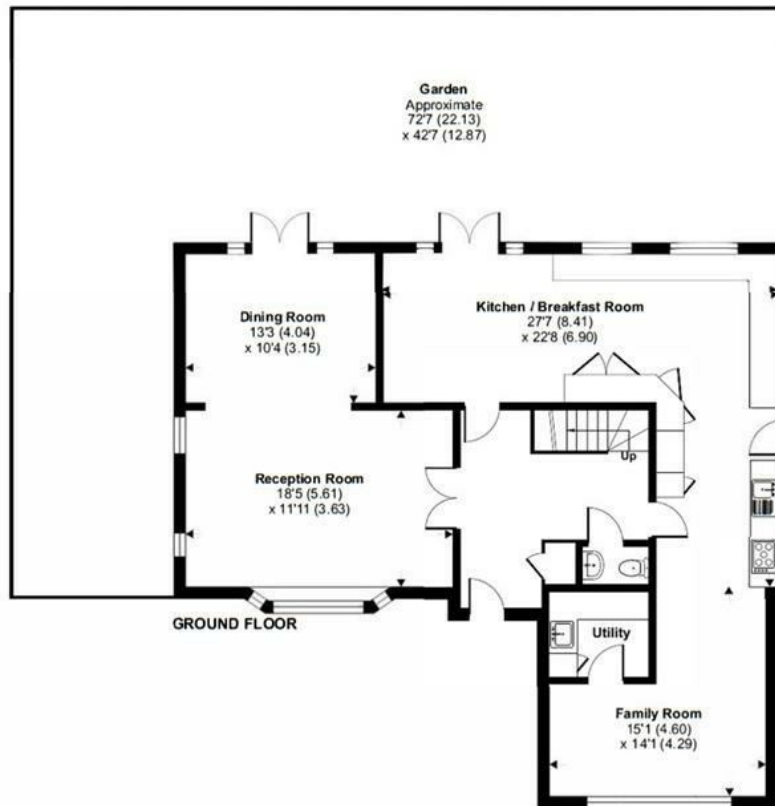






# Florida Close, Bushey Heath, Bushey, WD23

Approximate Area = 2344 sq ft / 199.1 sq  
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©néchem 2024.  
REF: 1165123



Common Road, Stanmore, HA7 3HX  
020 8050 8810  
info@ldn-r.com  
ldn-r.com

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<div> <div></div> <div>70</div> </div>		
England & Wales		EU Directive 2002/91/EC