



Albert Street, St. Albans



DAVID CHADWICK
ST ALBANS



24 Albert Street, St. Albans, AL1 1RU

Entrance hall | Kitchen/dining room |
Sitting room | Cloak room | Three
bedrooms | Family bathroom | Shower
room | South-facing garden | Off street
parking £400.00 p.a. | EPC rating D |
Council tax band E £2,512.29

The Property

There is stylishly appointed accommodation arranged over three light and spacious floors, which having been the subject of a well-executed two storey extension now offers much larger than expected accommodation. This includes an entrance hall leading to a spacious kitchen/dining room with doors to the south-facing garden at the rear and a separate dual aspect sitting room at the front of the house. A cloak room completes the picture to the ground floor

while to the lower ground floor there is a third bedroom with an adjacent shower room. With a window to one side this room also offers scope for use in a number of ways including as a further reception room or home office. To the first floor are two very comfortable bedrooms, with the principal bedroom at the rear of the house enjoying a vaulted ceiling adding to the feeling of light and space. Finally, there is a spacious family bathroom, with a separate bath and shower enclosure.

Outside

The house sits behind a pretty period façade with gated access from the pavement leading to a town house style garden and a wide side passage leading to the front door. To the rear of the house is a generous garden, laid mainly to lawn with a paved terrace and planted boundaries it enjoys a south-facing aspect and makes the perfect back drop to this lovely home.





APPROX. GROSS INTERNAL FLOOR AREA 974.67 SQ FT / 90.55 SQ M.

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