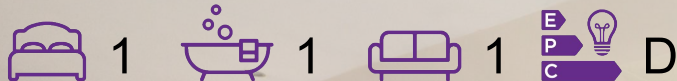




5 Village Court, Twyford Road, St. Albans, AL4 9BT Asking Price £220,000



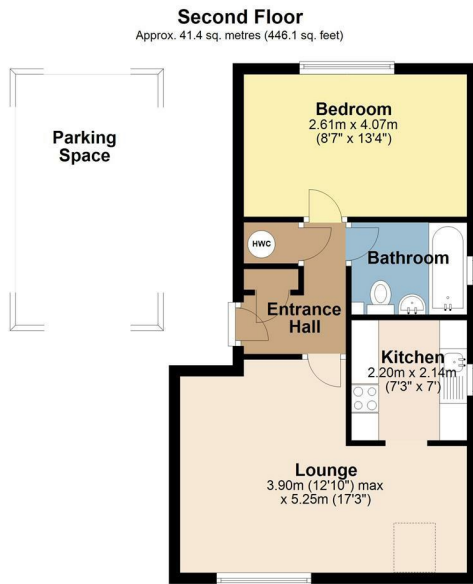
NO UPPER CHAIN! A one bedroom top floor apartment in a popular Jersey Farm cul de sac development. The property benefits from allocated parking, communal grounds, well proportioned rooms and security entry phone. Ideally situated for St Albans town centre with excellent public transport links. The property is currently Tenanted and can be sold with Tenant in situ if preferred.

Leasehold Tenure with 149 years remaining.
Annual Ground Rent: £0.
Annual Service Charge: £1036.00.
Council Tax Band C.

- **NO UPPER CHAIN!**
- **TOP FLOOR APARTMENT**
- **ONE BEDROOM**
- **ALLOCATED PARKING**
- **LONG LEASE**
- **COMMUNAL GARDENS**

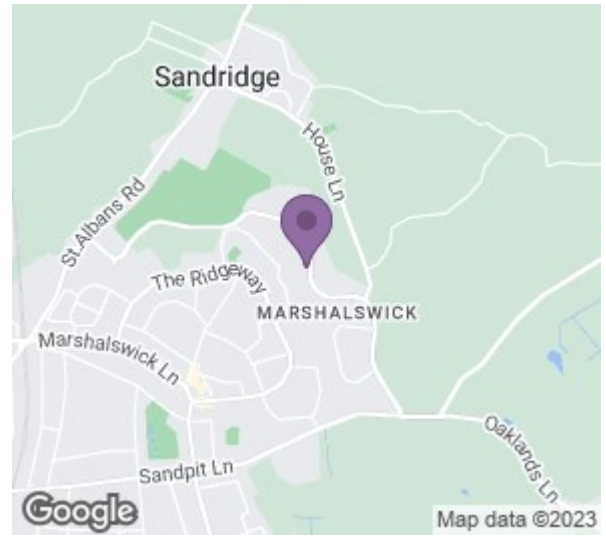
Entrance Hall
Living / Dining Room
Kitchen
Master Bedroom
Bathroom





Total area: approx. 41.4 sq. metres (446.1 sq. feet)

This floor plan is a guide to layout and is for identification purposes only. It is not to scale and any measurements shown should not be relied upon. SQUARE FOOTAGE/METERAGE when shown INCLUDES ALL AREAS ON PLAN EXCEPT BALCONY/EAVES, unless otherwise indicated.
Plan produced using PlanUp.



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

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(38-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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