





A centrally located three bedroom ground floor apartment set within the desirable St Peter's Park Conservation Area of the city. The Thameslink mainline station is within walking distance.

£1,395 per calendar month

The property comprises of a spacious, light entrance hall, large lounge/dining room with balcony off, modern kitchen, spacious master bedroom, a second double bedroom, a further bedroom/study and family bathroom with separate shower cubicle.

Outside there are landscaped communal grounds and parking.

To Let unfurnished. Available Now.

Bills excluded, figure shown is for rental only.



Collinson  
Hall





GROUND FLOOR 81.38 sq. m.  
( 875.97 sq. ft. )



TOTAL FLOOR AREA : 81.38 sq. m. ( 875.97 sq. ft. ) approx.

While every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such for any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Goodplan 620116



#### PLEASE NOTE

These particulars do not constitute an offer or contract in whole or in part. Please note that these details have been prepared for prospective purchasers as a general guide. We have endeavored to be accurate in their preparation, but any intending purchaser should not rely on them as statements or representations of fact. In respect of the floor plans, these are for illustrative purposes only and room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore may include cupboards/shelves, etc. No responsibility is taken for any error. Accordingly they should not be relied upon for carpets and furnishings. The services, systems and appliances at the property have not been tested and no guarantee as to their operability or efficiency can be given.

Collinson  
Hall

[collinsonhall.co.uk](http://collinsonhall.co.uk)

City Centre Office: 9-11 Victoria Street | St Albans | Hertfordshire | AL1 3UB | Telephone: 01727 843222 | Email: [stalbansmail@collinsonhall.co.uk](mailto:stalbansmail@collinsonhall.co.uk)