





An EXTRAORDINARY example of a PRESTIGIOUS Grade II Listed GEORGIAN St Albans City Centre home, that is being offered to the market in truly exceptional order having gone through extensive REFURBISHMENT.

Asking Price: £1,900,000

Being one of the last remaining properties of its era that has not been converted into multiple residence, this extraordinary property spans over five floors and has maintained some of its original features including feature fireplaces, original wood panelling and restored tile flooring. The accommodation briefly comprises several reception rooms including a contemporary kitchen with a range of modern commodities and storage as well as bespoke bathrooms. There are four generous bedrooms with the principal room benefiting from floor to ceiling windows its own dressing room and bathroom. Despite this superbly central location, this wonderful home boasts its own private walled garden and offers parking for several vehicles.

EPC Exempt due to Grade II Listing
Council Tax Band: G





Entrance Hall

Living Room 3.88m x 3.87m (12'9" x 12'8").

Lounge 3.68m x 3.20m (12'1" x 10'6").

Utility Room

Kitchen/Dining Room 7.29m x 5.13m (23'11" x 16'10").

Cellar

Bedroom 1 5.13m x 3.88m (16'10" x 12'9").

Dressing Room

Ensuite Shower Room

Office

Bedroom 2 3.88m x 2.43m (12'9" x 8').

Walk In Wardrobe

Bedroom 3 3.88m x 2.57m (12'9" x 8'5").

Bathroom

Bedroom 4 5.13m x 3.28m (16'10" x 10'9").

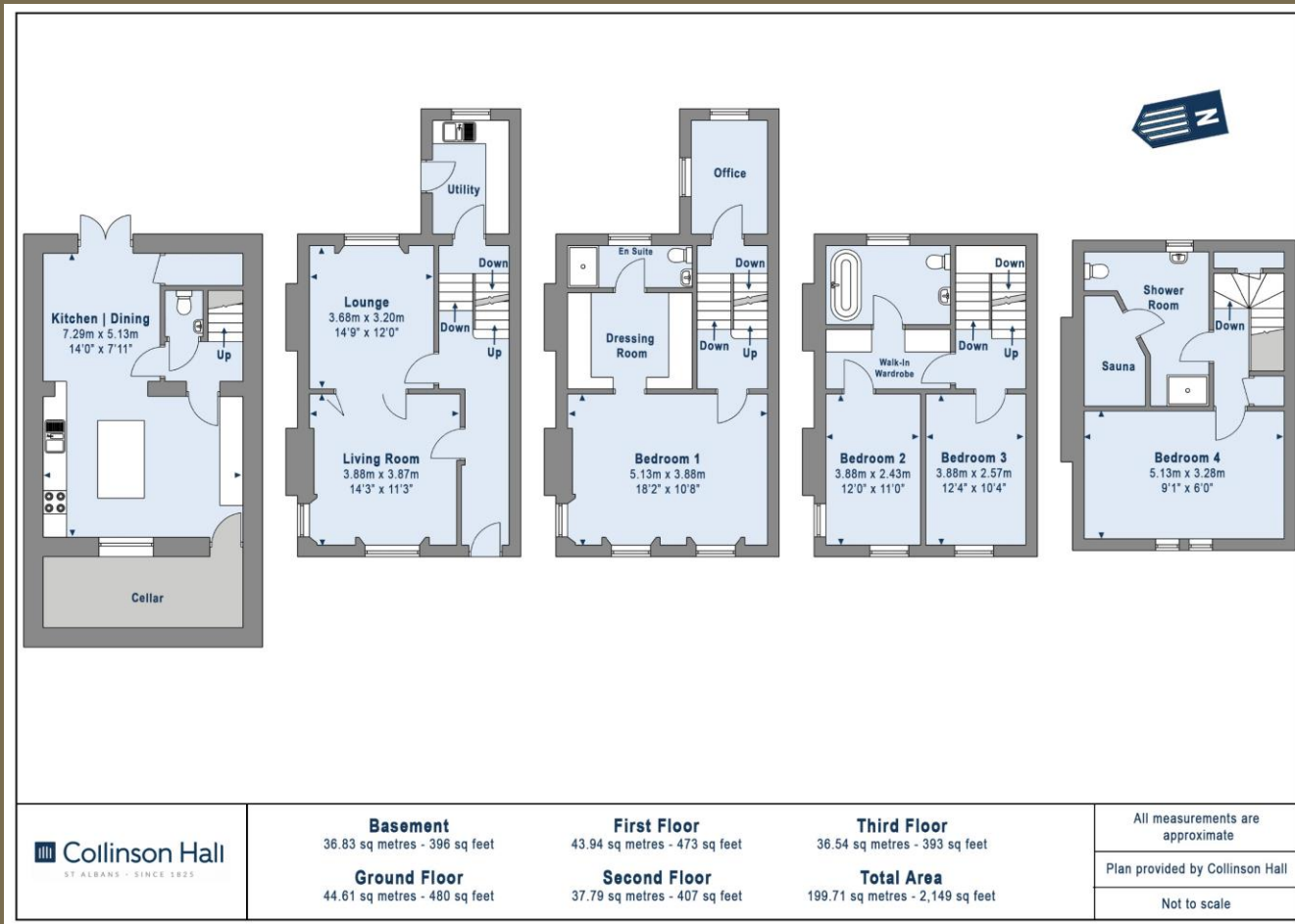
Shower Room

Sauna

Garden







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 endeavoured 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.



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