



Situated on a generous plot is this **THREE BEDROOM** semi-detached family home located on a **POPULAR LANE** close to excellent amenities and the vibrant city centre.

Offers Over: £525,000

In our opinion, this property offers fantastic potential for a buyer to extend and refurbish to their specification to create a wonderful family home. The current accommodation is spread across two floors and comprises, an entrance hall, a large living room offering views to the front, a separate dining room with a fireplace, and a kitchen providing access to the garden. The first floor offers three generous and well-proportioned bedrooms and a family bathroom. Externally, this wonderful home appreciates a lovely rear garden that is mainly laid to lawn, and to the front, there is off-street parking via the property's own driveway.



EPC Rating: TBC
Council Tax Band: D

Entrance Hall

Living Room 3.78m x 3.03m (12'5" x 9'11").

Dining Room 4.40m x 3.32m (14'5" x 10'11").

Kitchen 3.13m x 2.26m (10'3" x 7'5").

Cloakroom

Bedroom 1 4.40m x 3.32m (14'5" x 10'11").

Bedroom 2 3.78m x 3.03m (12'5" x 9'11").

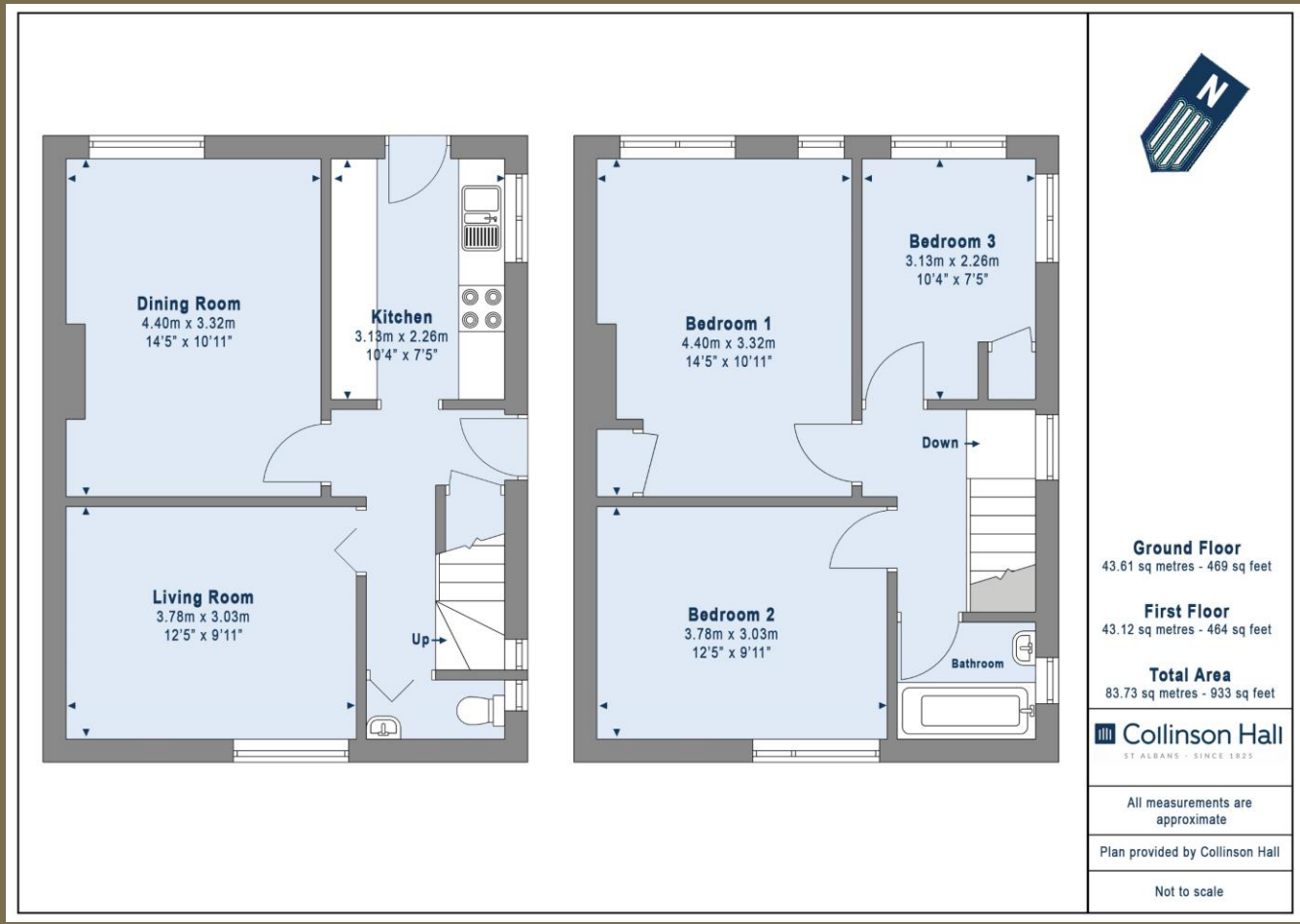
Bedroom 3 3.13m x 2.26m (10'3" x 7'5").

Bathroom

Garden

Driveway





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

