





Offered for sale with NO UPPER CHAIN and its own PRIVATE GARDEN, is this SPACIOUS TWO-BEDROOM GROUND FLOOR APARTMENT, benefitting from ALLOCATED PARKING, situated within close proximity to the vibrant city centre and the mainline railway STATION.

Offers Over: £400,000

This spacious property offers accommodation to include, entrance hall, modern kitchen with appliances, light and airy living room leading to private courtyard style garden. There are two double bedrooms, the principal room benefitting from built in storage and en suite shower facilities, and a bathroom. Externally this home enjoys its own, private garden, an allocated parking space and use of well-maintained communal gardens.

EPC Rating: C 73

Council Tax Band: E

Lease Information: 125 years from 1 January 1990, 90 years remaining.





LICHFIELD
PLACE

Entrance Hall

Living/Dining 5.49m x 4.31m (18' x 14'2").

Kitchen 2.96m x 2.46m (9'9" x 8'1").

Bedroom 1 3.77m x 3.06m (12'4" x 10').

Ensuite Shower Room

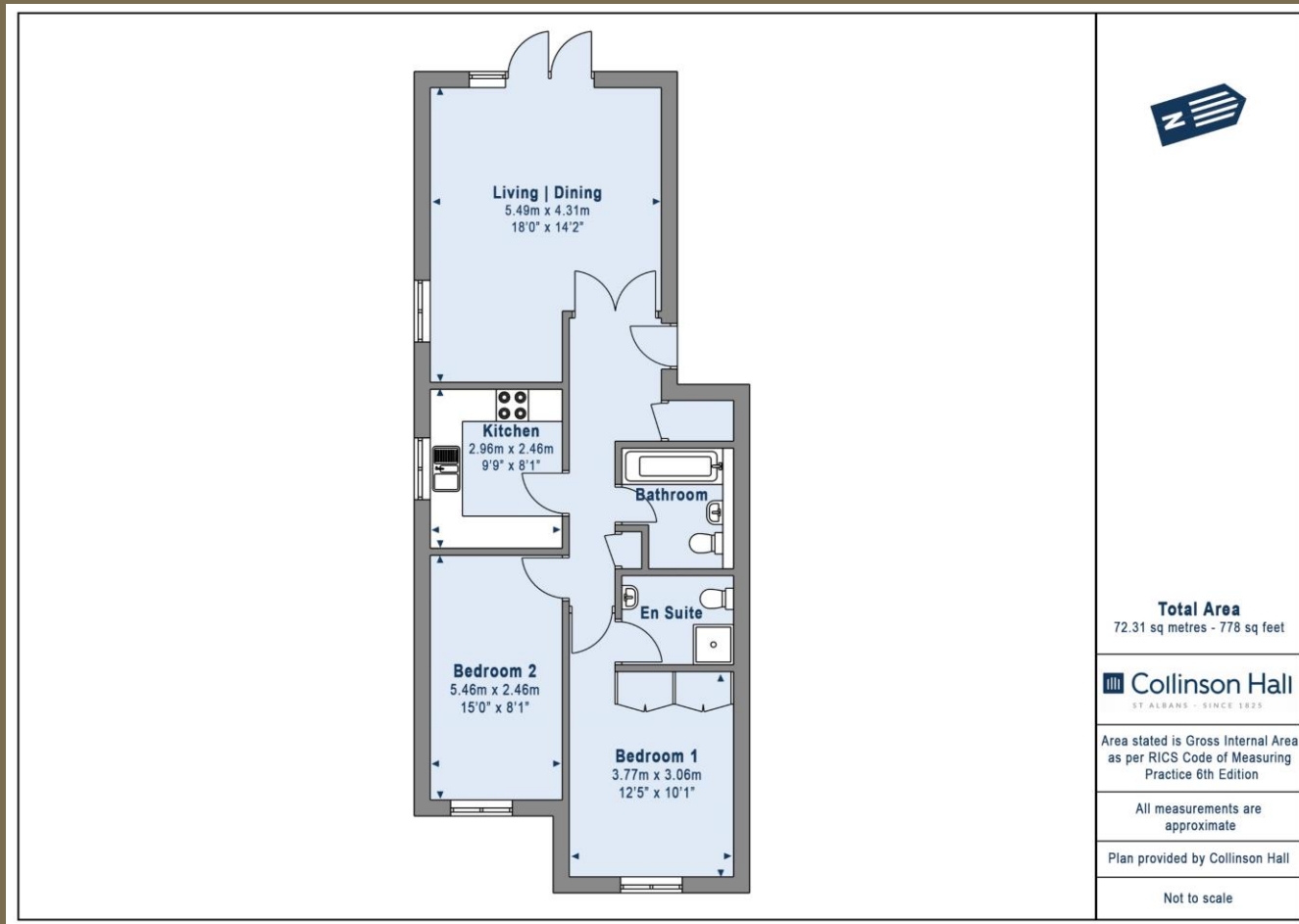
Bedroom 2 5.46m x 2.46m (17'11" x 8'1").

Bathroom

Allocated Parking

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

