





This beautifully presented one bedroom GROUND FLOOR apartment, is offered for sale with NO CHAIN and situated within a stylish modern development just a few minutes-walk to the CITY CENTRE and mainline railway STATION.

Guide Price: £290,000

This lovely apartment comprises an entrance hall with an entry phone system, a good-sized double bedroom with fitted wardrobes, a stylish bathroom, a large kitchen/dining/living area with modern built-in appliances, and floor-to-ceiling storage units. Additionally, the property has underfloor heating, an underground allocated parking space, and a stunning sun terrace spanning the entire length of the apartment. With 119 left on the lease, this property is a must-see.

EPC Rating: D 58
Council Tax Band: C



Collinson
Hall



Entrance Hall

Bathroom

Kitchen / Living Dining Room $5.18m \times 3.30m$
($17' \times 10'10''$).

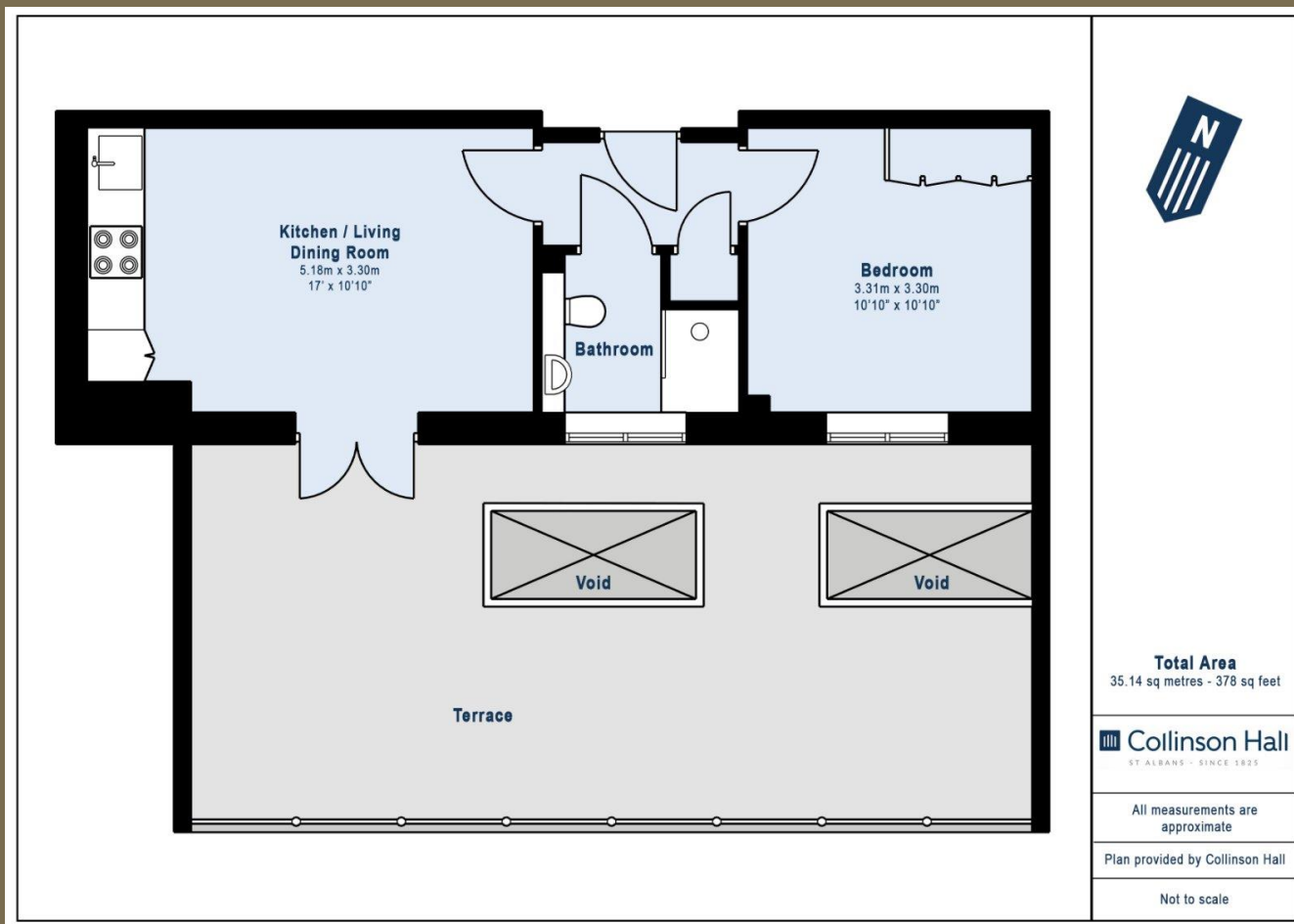
Bedroom $3.31m \times 3.30m$ ($10'10'' \times 10'10''$).

Terrace

Allocated Underground Parking







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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