





A RARE and UNIQUE opportunity to live in a fine GATED DETACHED house within easy reach of Thameslink, the City Centre, and popular local schools. This SPACIOUS and IMPOSING residence provides excellent family accommodation of GREAT CHARACTER, including high ceilings, FEATURE FIREPLACES, and attractive gardens. This is truly, a remarkable residence.

Asking Price: £2,000,000

The home is approached via a substantial private gated driveway offering parking for multiple vehicles. Upon entering the house, you find an inviting entrance hall providing access to the property's numerous reception rooms, kitchen, and bespoke conservatory, which encapsulates the property's substantial grounds. The kitchen offers a range of storage and fitted appliances and leads to a utility room and guest shower room. Further on the ground floor, there is access to the basement of the home and ample storage.

Over the first and second floor of the home, you find five large bedrooms offering a range of storage in each room. To the main bedroom, there is an en-suite bathroom with a modern bathroom suite. There are also two further bedrooms to the third and fourth-floor area, with these and bedroom seven served by a good-sized bathroom.

Externally and offers a beautiful rear garden divided into landscaped areas providing space for further extension (STTP) and access to the home's outbuilding, which is currently used as storage but could be a fantastic homes office or gym.





Basement 4.05m x 3.56m (13'3" x 11'8").

Entrance Hall

Living Room 5.91m x 5.54m (19'5" x 18'2").

Dining Room 5.91m x 3.55m (19'5" x 11'8").

Kitchen 5.67m x 2.78m (18'7" x 9'1").

Conservatory 7.13m x 2.48m (23'5" x 8'2").

Shower Room

Utility Room

Storage Room 4.52m x 3.17m (14'10" x 10'5").

Bedroom 1 3.65m x 2.48m (12' x 8'2").

Bathroom

Bedroom 2 5.08m x 3.67m (16'8" x 12').

Bedroom 3 5.08m x 3.67m (16'8" x 12').

Bedroom 4 3.37m x 3.03m (11'1" x 9'11").

Play Room / Bedroom 5 4.49m x 3.00m (14'9" x 9'10").

Bedroom 6 3.65m x 2.48m (12' x 8'2").

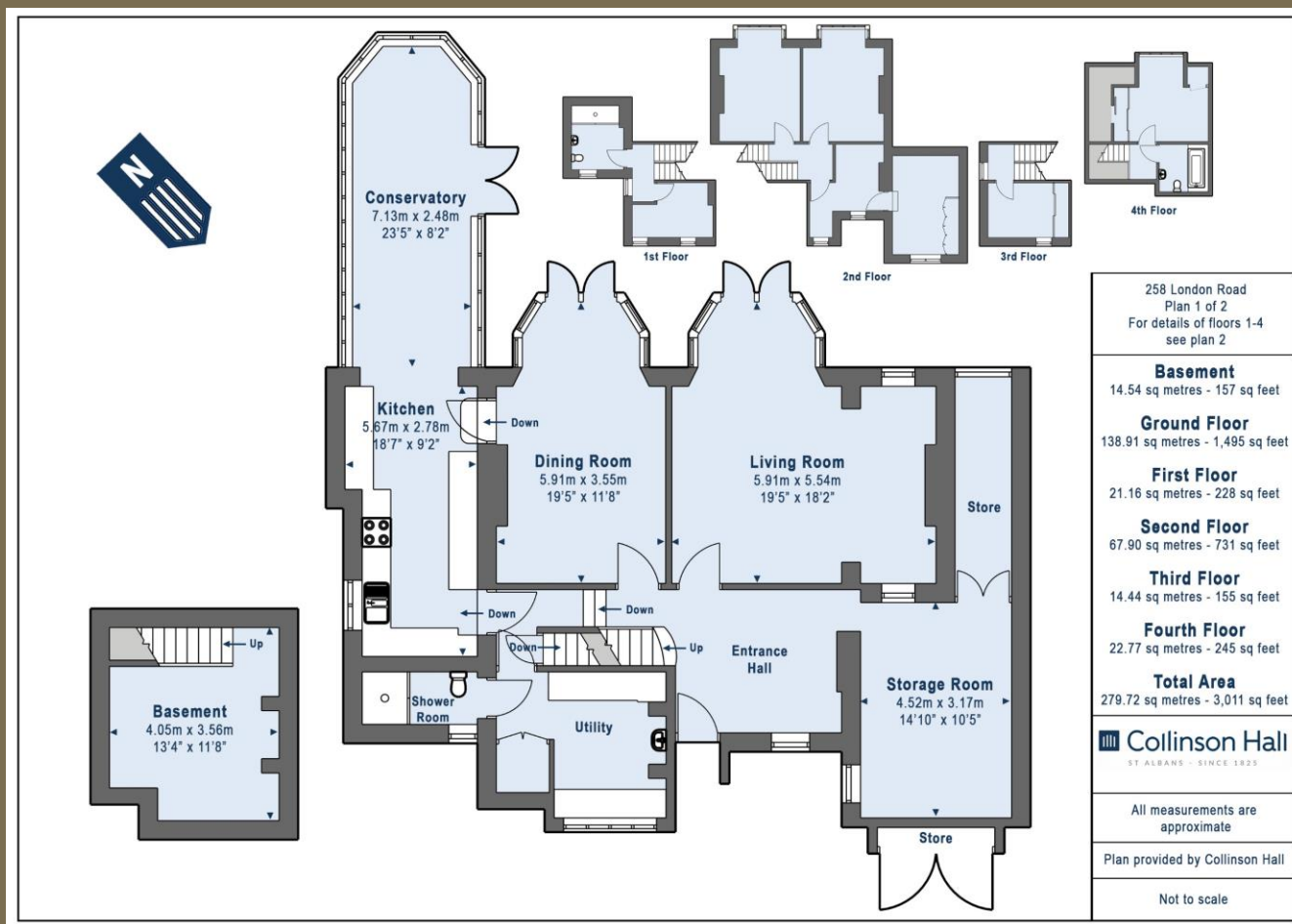
Bedroom 7 4.28m x 3.86m (14'1" x 12'8").

Bathroom

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.



collinsonhall.co.uk

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

