









Offered for sale with **NO UPPER CHAIN** and situated within a **POPULAR DEVELOPMENT** close to the vibrant city centre and mainline railway station is this **SPACIOUS** and well-presented **LUXURY APARTMENT**.

**Asking Price: £475,000**

The property benefits from approximately 862 square feet of accommodation and comprises an entrance hall with excellent storage area, two generous double bedrooms, bathroom and a fabulous open plan living room with modern kitchen area and large sun terrace spanning the full width of the property.

Externally the property benefits from well-maintained communal grounds and a secure underground parking space. This excellent property would be ideal for a busy commuter or investment buyer due to its excellent location.









Entrance Hall

Living Room 4.80m x 4.52m (15'9" x 14'10").

Kitchen

Bedroom 1 4.18m x 2.83m (13'9" x 9'3").

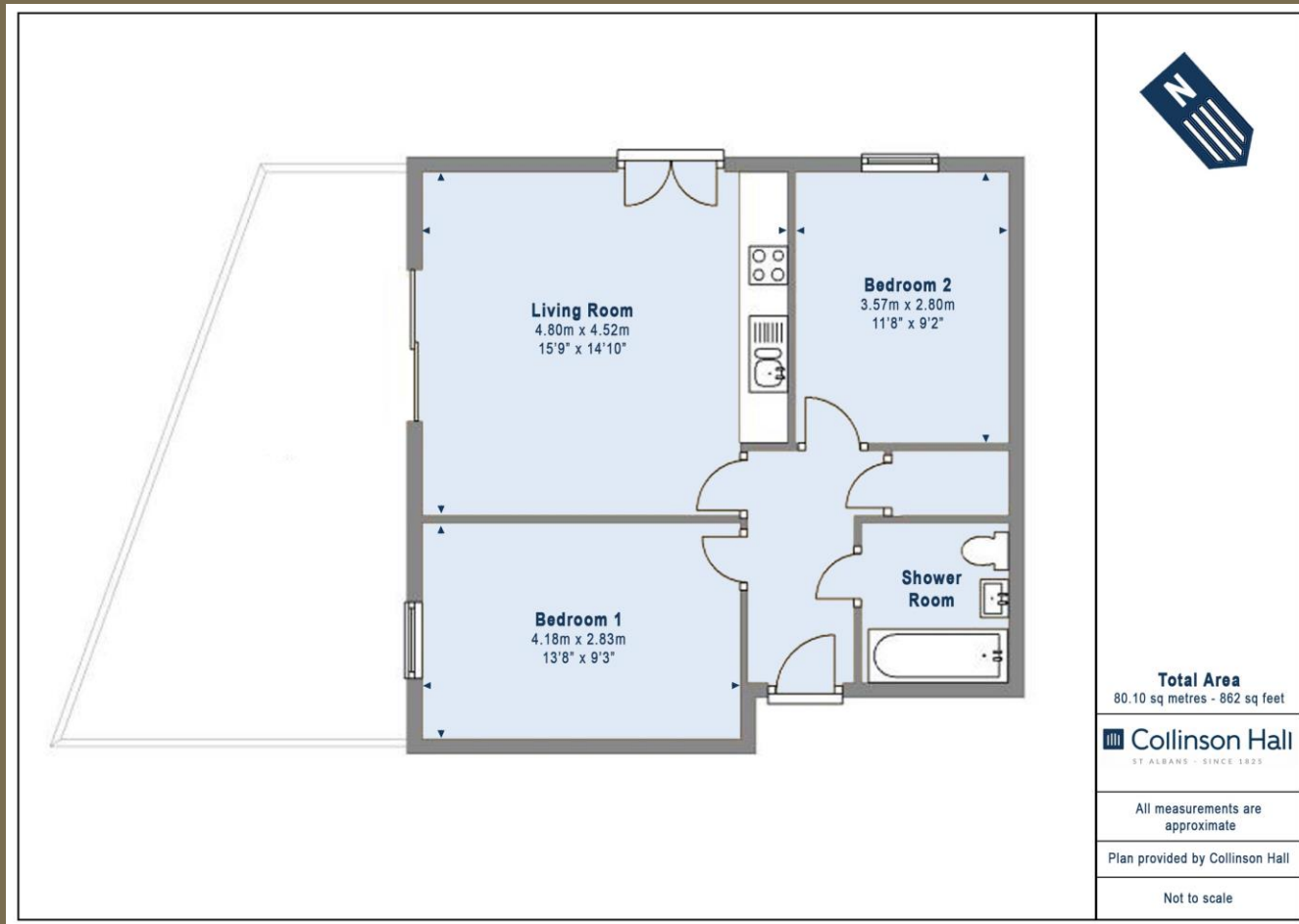
Bedroom 2 3.57m x 2.80m (11'9" x 9'2").

Terrace

Underground Parking Space

Communal Gardens





**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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