



Woollam Crescent, St. Albans, AL3



The Property

A superb, extended, four-bedroom semi-detached house, situated to the North of the City centre in a highly sought-after location benefiting from off-street parking and within close proximity of St Albans Girls School. Offered chain Free!

The property provides spacious, well-presented accommodation throughout to include an entrance porch with built-in storage cupboards, hallway, a large principle front reception room with open fireplace, a well-appointed kitchen/dining room open plan to further rear reception room with cloakroom. The first floor provides a master bedroom with ensuite shower room, three further good-sized bedrooms and a luxury family bathroom. Of further benefit is a useful loft area with excellent additional eaves storage. To the front there is hardstanding off-street parking. To the rear is a delightful, fully enclosed garden with gated access, garden sheds and a brick-built storage sheds.

Guide price £700,000





Key Features

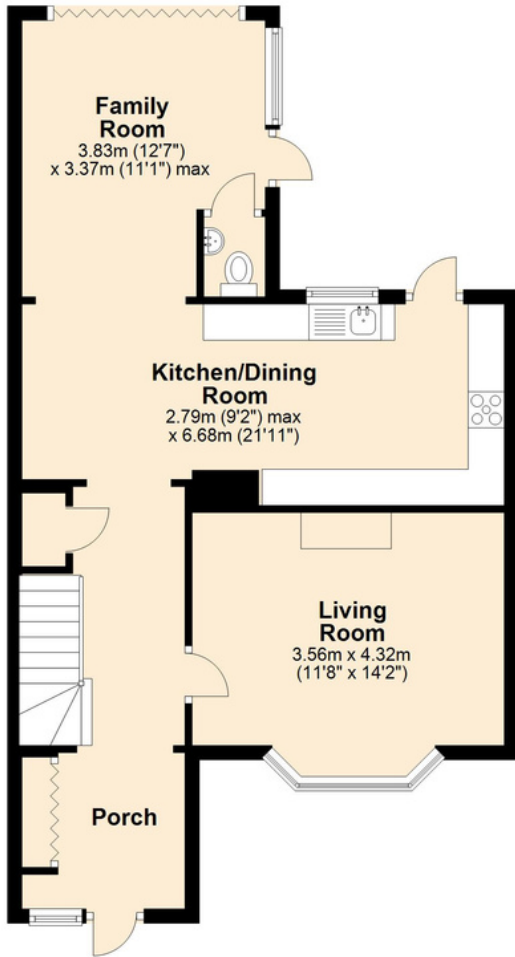
- Extended Four bedroom Home
- Spacious Porch And Hallway
- Large Front Reception
- Rear Reception Room
- Well-Appointed Kitchen/Dining Room
- Cloakroom
- Master Bedroom With Ensuite Shower Room
- Three Further Good-Sized Bedrooms
- Useful Loft Area
- Hardstanding Off-Street Parking
- Fully Enclosed Private Garden
- Close To St Albans Girls School





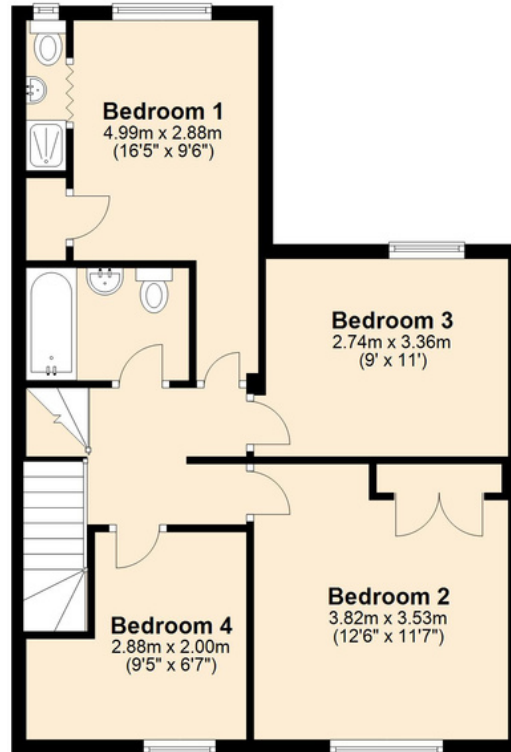
Ground Floor

Approx. 59.5 sq. metres (640.4 sq. feet)



First Floor

Approx. 54.5 sq. metres (586.5 sq. feet)



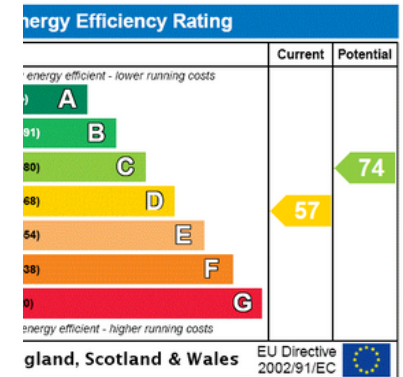
Second Floor

Approx. 19.1 sq. metres (205.4 sq. feet)



Total area: approx. 133.1 sq. metres (1432.4 sq. feet)

Total SQFT including the GARAGE



Disclaimer:
Every attempt has been made to ensure accuracy; however, these property particulars are provided for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.

01727 251 691
info@fullbrookandfloor.co.uk
www.fullbrookandfloor.co.uk

