



Penn Road, Park Street, AL2



Key Features

- Large Four Bedroom Detached Chalet Bungalow
- Situated On An Excellent Plot
- Highly Sought-After Location
- Three Reception Rooms
- Two Bathrooms
- Scope To Improve/Enlarge Subject To The Necessary Consents
- Garage Plus Ample Off-Street Parking
- Mature Rear Garden With Side Access
- Easy Access To Excellent Motorway Links
- Approximately Three Miles To The South Of St Albans City Centre

The Property

A substantial, four bedroom detached chalet bungalow, occupying a generous plot on one of Park Street's most sought-after roads.

The property provides truly spacious , versatile accommodation throughout and offers further potential to improve/enlarge subject to the necessary consents.

The accommodation briefly comprises: entrance hallway, a large living/dining room, study/family room, conservatory, two good-sized ground floor bedrooms, kitchen, and bathroom.

To the first floor there are two further good-sized bedrooms and a shower room.

To the front there is off-street parking for several vehicles, plus a detached garage, and to the rear is wonderful, mature, fully enclosed garden with gated side access.

Park Street is situated between St Albans and Radlett, and is within close proximity to excellent road and rail links. The area is an ideal option for families, professionals, and commuters. This Hertfordshire village has everything you would ever need, surrounded by beautiful countryside and many amenities.

There is a strong sense of community in Park Street and a resident's association, good local schools, and a wide range of property.

Guide price £725,000



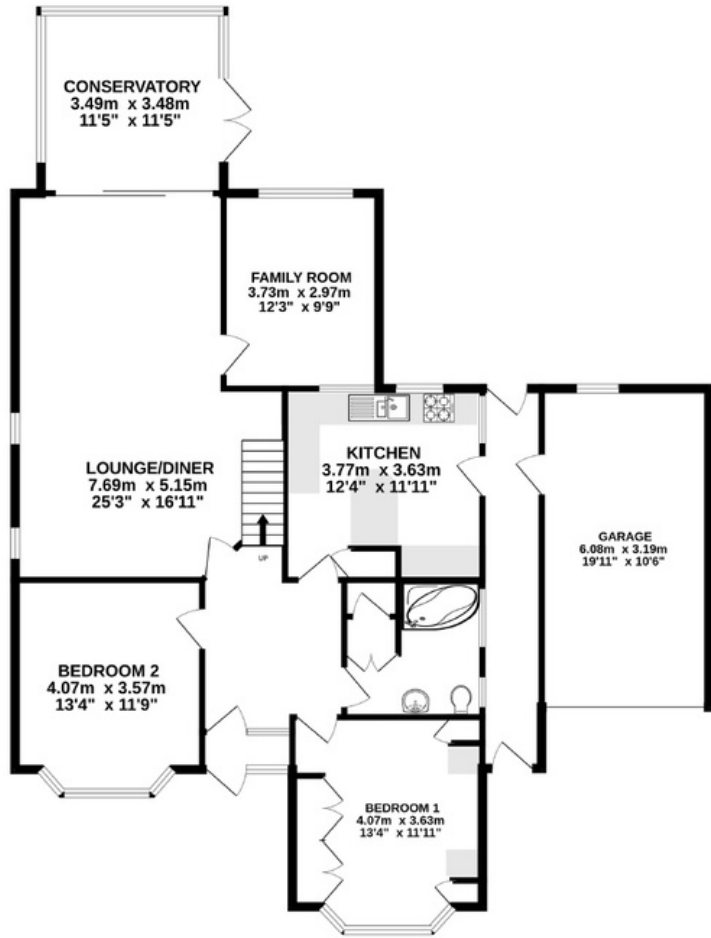








GROUND FLOOR
141.9 sq.m. (1527 sq.ft.) approx.



1ST FLOOR
33.7 sq.m. (363 sq.ft.) approx.



TOTAL FLOOR AREA: 175.6 sq.m. (1890 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any potential purchaser. The current estimate and condition shown here are not to be relied upon.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		83
(69-80) C		
(55-68) D		
(39-54) E	48	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Disclaimer:

Every attempt has been made to ensure accuracy; however, these property particulars are approximate and 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.

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