



Alma Road, St. Albans, AL1



Key Features

- Stunning City Centre Apartment
- Period Features
- Spacious Entrance Hallway
- Large Bay Fronted Reception Room
- Double Bedroom
- Well-Appointed Kitchen With Utility Area
- Modern Bathroom
- Wonderful City Centre Location
- Close To City Centre Shops And Restaurants
- Short Walk To The Mainline Station

The Property

A stunning, one double bedroom period apartment, situated in a wonderful location within proximity to the city centres shops, restaurants, leisure facilities and just short walk of the mainline station to London St Pancras.

This spacious apartment provides beautifully presented accommodation throughout to include many features, typical of its era and would ideally suit a first time or investment buyer. Viewing highly recommended!

The accommodation briefly comprises: communal entrance hallway, spacious private entrance hallway, large bay fronted reception room, double bedroom, kitchen with utility area off and modern bathroom.

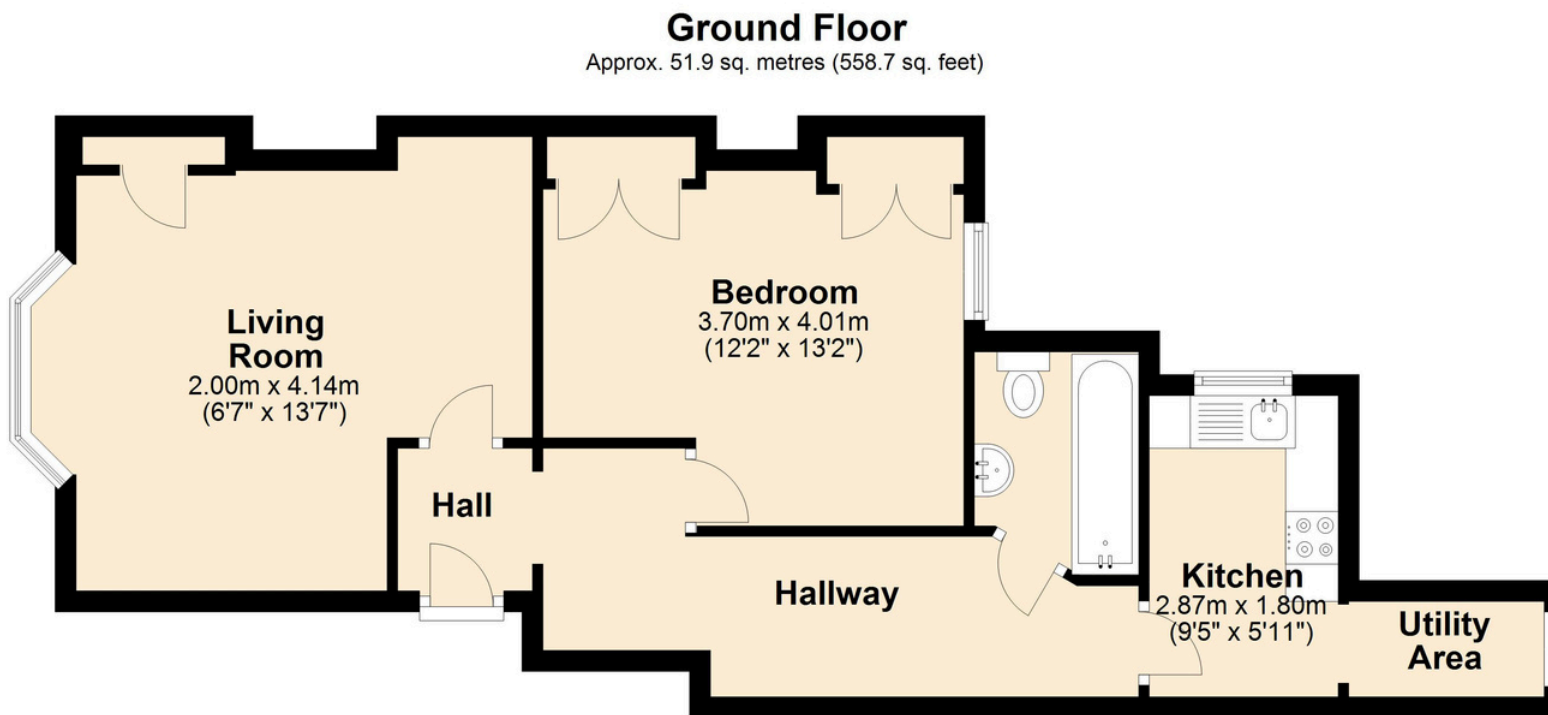
A viewing is highly recommended!

Guide £335,000









Total area: approx. 51.9 sq. metres (558.7 sq. feet)

created by Fullbrook & Floor Estate Agents
Plan produced using PlanUp.

Tenure

- Leasehold: 125 years from 2017
- Service charges: £1,575 p/a.
- Ground Rent: £250 p/a.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		79
(55-68) D	66	
(39-54) E		
(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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