



**London Road, St. Albans AL1 1NG**

**welcome to**

**London Road, St. Albans**

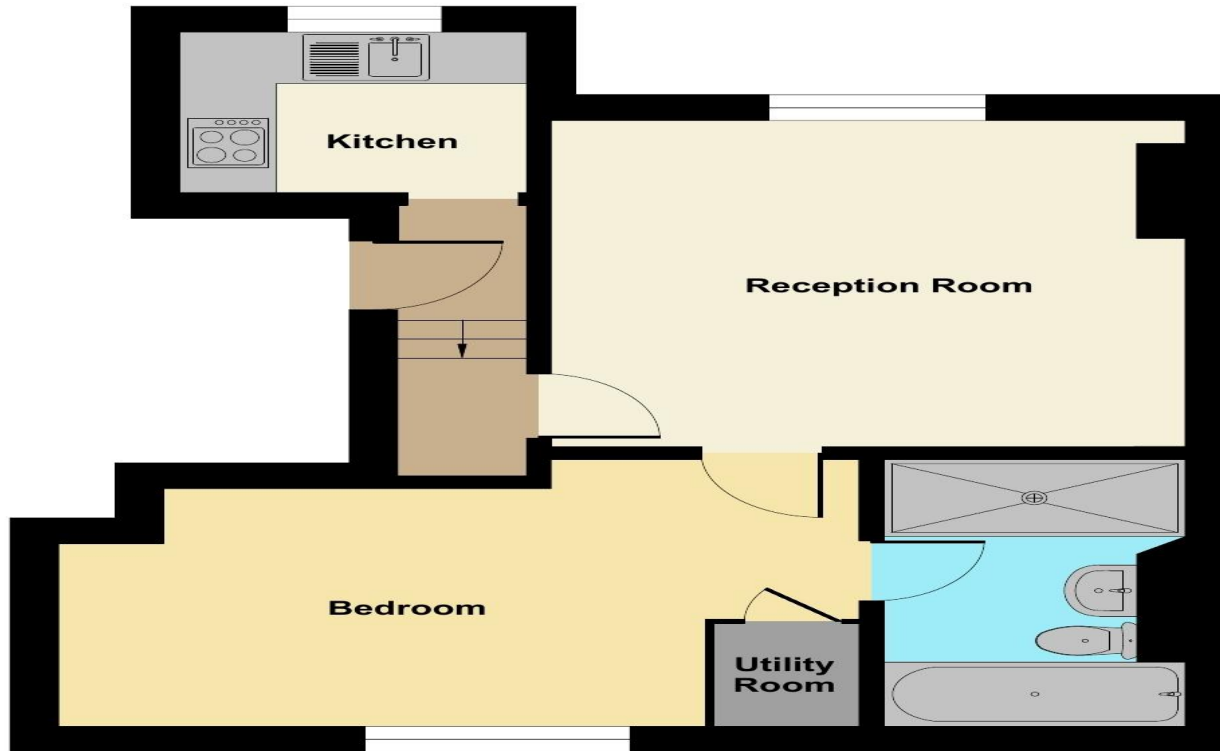
Offered chain free, this turn-key ready first floor one-bedroom apartment is located just 0.1 miles from the city centre and 0.6 miles from St. Albans City Station.



# London Road, St. Albans, AL1

Approximate Area = 465 sq ft / 43.1 sq m

For identification only - Not to scale



**SECOND FLOOR**

## Reception Room

12' 11" x 12' 5" ( 3.94m x 3.78m )

## Kitchen

7' 1" x 6' 1" ( 2.16m x 1.85m )

## Bedroom

16' 3" max x 10' 2" max ( 4.95m max x 3.10m max )

## Bathroom

10' 2" x 6' 1" ( 3.10m x 1.85m )

## Utility Room

10' 7" x 6' 1" ( 3.23m x 1.85m )



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## London Road, St. Albans

- First Floor Apartment
- One Bedroom
- Large, Modern Bathroom with Walk-In Shower
- Exposed Brick Fireplace
- 0.1 Miles from the City Centre

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 2500.00

Ground Rent: 200.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Oct 1997. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

fixed price

**£325,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/ALB106217](https://www.williamhbrown.co.uk/Property/ALB106217)



Property Ref:  
ALB106217 - 0003

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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