



HEARTWOOD
HOMES

Sandridge Road, St Albans, AL1 4AQ

A substantial detached family home which is set in a highly sought-after residential location only a short distance from St Albans vibrant City Centre with a wide variety of shopping and transport facilities including the mainline station offering direct access to London. Locally you can wander down to the beautiful open space at Bernard's Heath, coffee shop and you fall in the priority area for popular schooling.

This rarely available chain free home is in need of some loving, but offers fantastic potential to extend and improve, subject to planning permission. The property itself already offers a vast amount of bright and spacious accommodation which starts in the entrance hall leading through to a large bay fronted dining room. From here you lead into a great size dual aspect and partially separated lounge. To the rear of the property there is a wonderful kitchen/dining room opening on to the rear garden. Furthermore, on the ground floor there is a shower room and a covered lean to which offers fantastic storage space. To the first floor there are four well-proportioned bedrooms and a family bathroom accessed from the landing.

Externally to the front you have ample off-street parking and right of way access and to the rear is a delightful well-groomed rear garden. Call in today to book an early view and avoid missing out of this superb home.



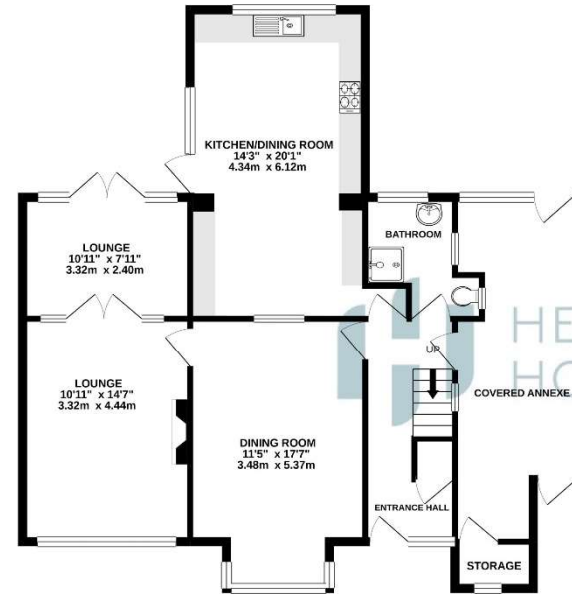


Disclaimer

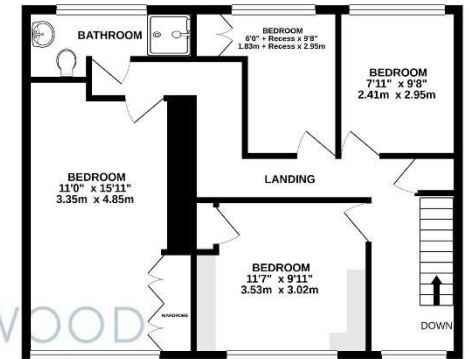
Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, 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.



GROUND FLOOR
979 sq.ft. (90.9 sq.m.) approx.



1ST FLOOR
617 sq.ft. (57.3 sq.m.) approx.



TOTAL FLOOR AREA: 1596 sq.ft. (148.3 sq.m.) 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 prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2021

