



**Beaumonts, Hatfield Road, St. Albans, AL1 3NN**



**welcome to**

**Beaumonts, Hatfield Road, St. Albans**

A rarely available, light and spacious one-bedroom ground floor apartment, ideally positioned within the highly regarded Beaumonts retirement development, exclusively for the over 55s. Enjoying a prime south-facing aspect, all rooms offer lovely views over the beautifully maintained communal gardens.

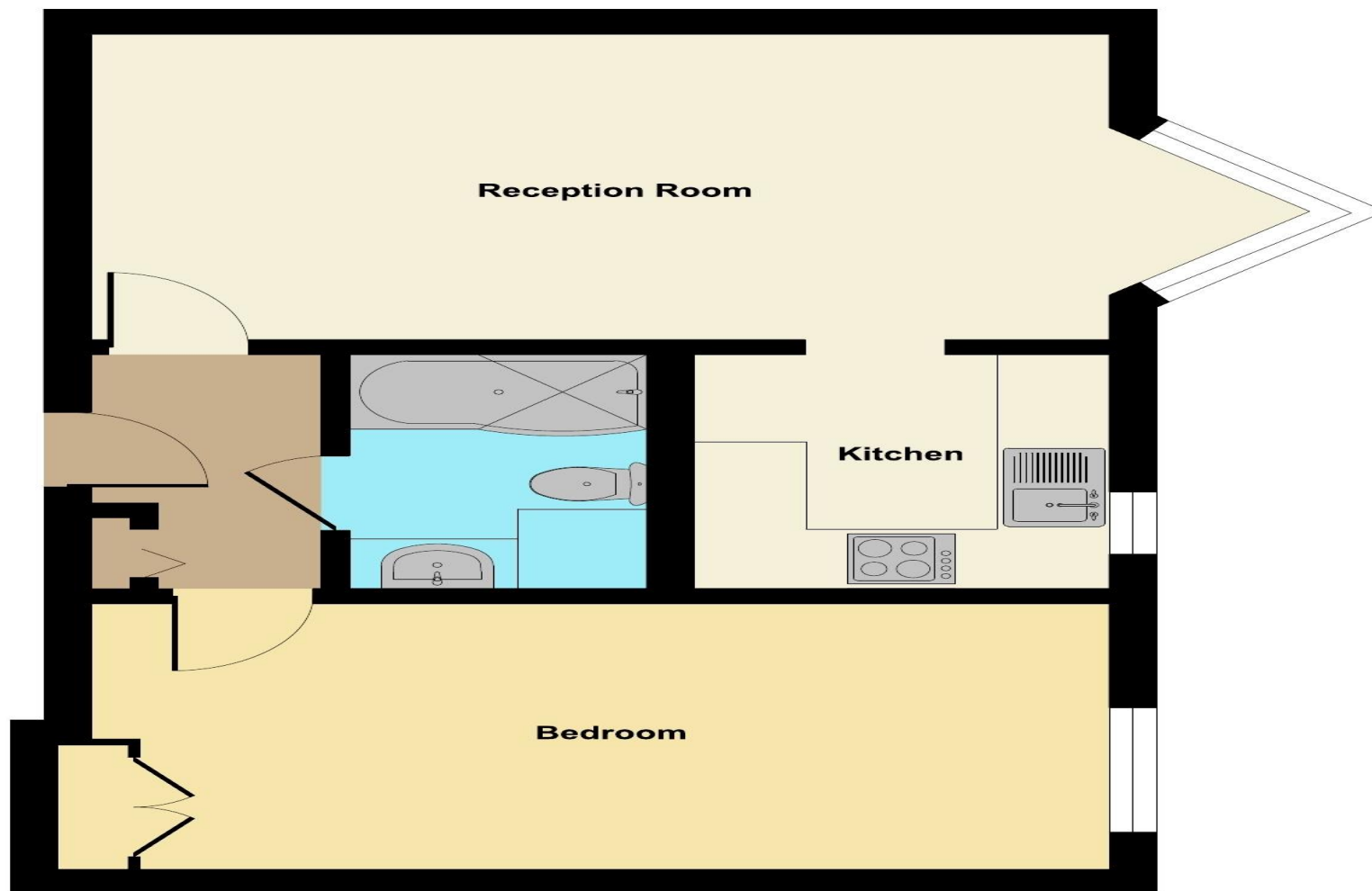




## Beaumonts, Hatfield Road, St Albans, AL1

Approximate Area = 503 sq ft / 46.7 sq m

For identification only - Not to scale



### GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © n̄checom 2025. Produced for William H Brown. REF: 1285769

### Reception Room

21' 4" into bay x 10' 2" ( 6.50m into bay x 3.10m )

### Kitchen

7' 9" x 7' 3" ( 2.36m x 2.21m )

### Bedroom

17' 11" max x 8' 9" max ( 5.46m max x 2.67m max )

### Bathroom

welcome to

## Beaumonts, Hatfield Road, St. Albans

- One Bedroom Ground Floor Apartment
- Retirement Development, Exclusively for the Over 55s
- City Centre Location with Level Walk to Amenities
- Attractive Communal Grounds with Gazebo & Sun Terrace
- Resident Parking

Tenure: Leasehold EPC Rating: E

Council Tax Band: D Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

# £220,000



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/ALB105840](http://williamhbrown.co.uk/Property/ALB105840)



Property Ref:  
ALB105840 - 0002

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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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