



Sutton Road, St. Albans AL1 5JJ

welcome to

Sutton Road, St. Albans

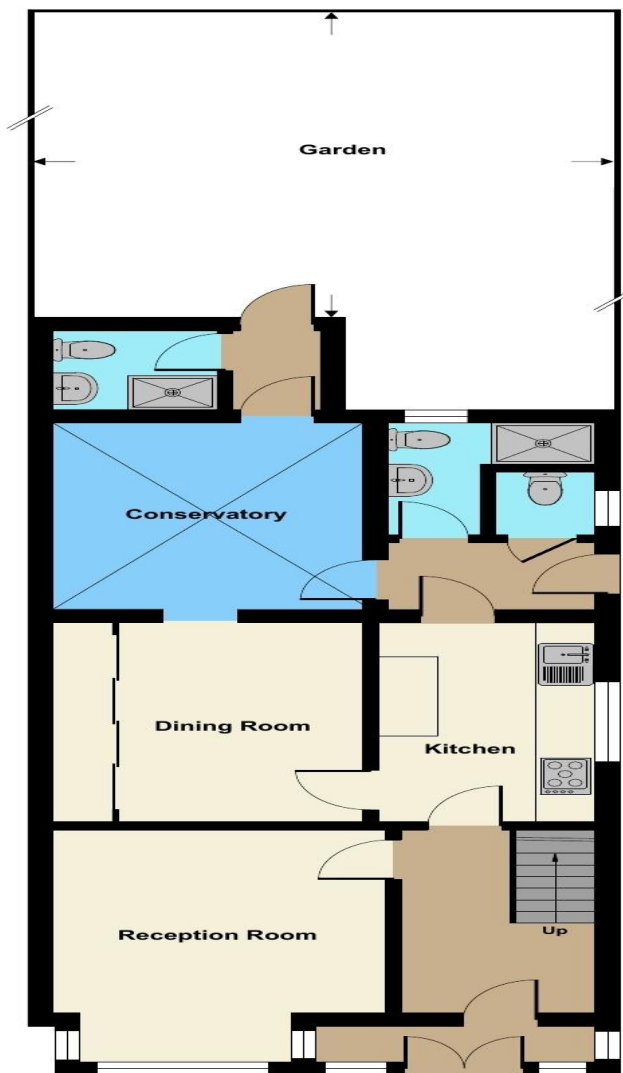
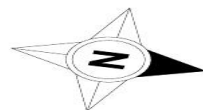
This charming three-bedroom semi-detached family home offers generous and versatile accommodation arranged over three floors, perfectly suited to modern family living.



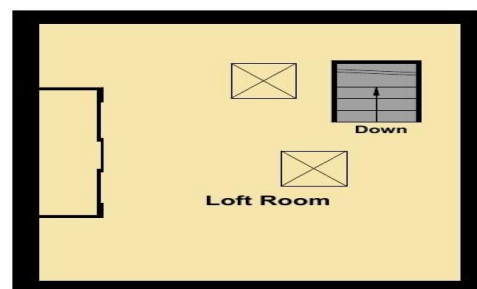
Sutton Road, St. Albans, AL1

Approximate Area = 1408 sq ft / 130.8 sq m

For identification only - Not to scale



GROUND FLOOR



SECOND FLOOR



FIRST FLOOR

Ground Floor

Reception Room

13' 10" into bay x 10' 4" max (4.22m into bay x 3.15m max)

Dining Room

12' 4" x 9' 11" (3.76m x 3.02m)

Conservatory

11' 7" x 10' 6" (3.53m x 3.20m)

Shower Room

W.C

Agent Note

First Floor

Bedroom 1

11' 5" x 11' (3.48m x 3.35m)

Bedroom 2

12' 7" x 9' 11" (3.84m x 3.02m)

Bedroom 3

7' 9" x 6' 5" (2.36m x 1.96m)

Bathroom

Second Floor

Loft Room

15' 11" x 13' 11" (4.85m x 4.24m)

W.C



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nīchecom 2025. Produced for William H Brown. REF: 1358689

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Sutton Road, St. Albans

- 3 Bedroom
- Semi-Detached Home
- Driveway
- 2 Reception Rooms
- Conservatory

Tenure: Freehold EPC Rating: D
Council Tax Band: D

£637,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/ALB105979



Property Ref:
ALB105979 - 0004

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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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