



Glenbower Court
Hatfield Road
St. Albans
AL4 0UH

 **2 Bedrooms**

 **2 Bath/Shower Rooms**

 **1 Reception Room**

 **Allocated Off-Street
Parking**

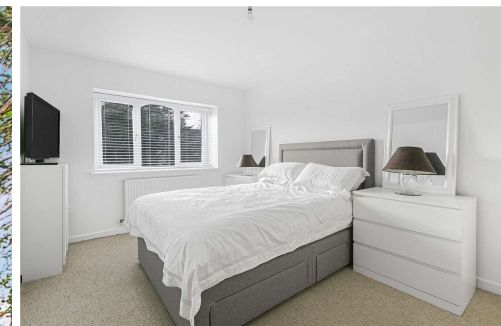
 **Balcony + Communal
Gardens**

 **EPC Band C**

Council Tax
Band: C £1,915.66 (2024/2025)
Local Authority: St Albans City &
District Council
Tenure: Leasehold, 125 years from 1st
January 1987
Service Charge: £1,911 per annum
Ground Rent: £60 per annum

Guide Price
£375,000 Leasehold

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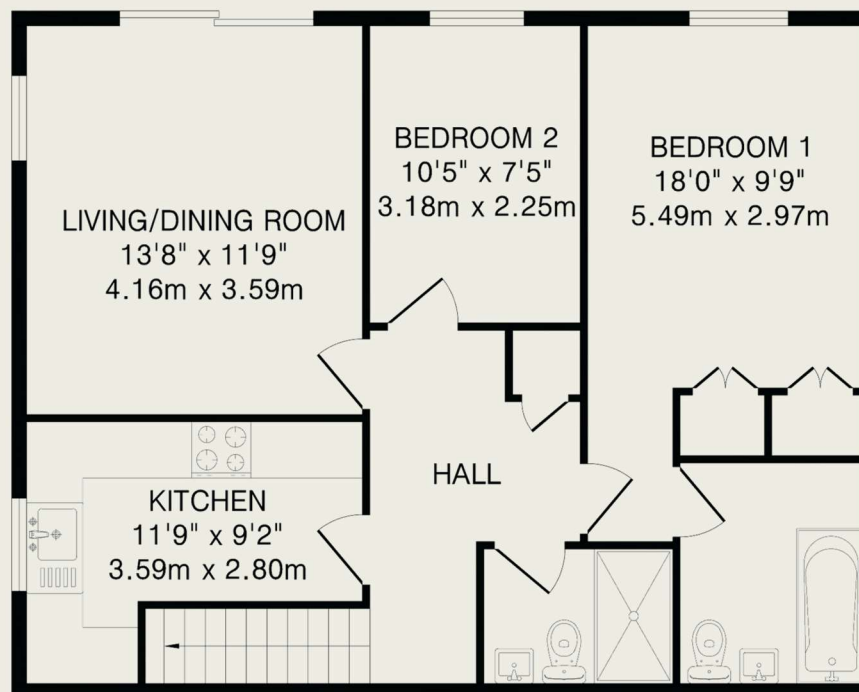
A bright and spacious two double bedroom, two bathroom property with a balcony and private parking. Situated in a convenient and popular location, the apartment is close to Beaumont School and is offered to the market with the benefit of no onward chain.

Description

This well presented property has been recently redecorated and is ready to move into, offering the advantage of a chain free sale. Positioned on the first floor, it has a private entrance with stairs from the front door leading to a good sized entrance hall. The smart kitchen is fitted with a good range of wall and base units, as well as integrated appliances including an oven, hob and dishwasher. The spacious reception room is dual aspect and is particularly bright with ample space for living and dining and it has glazed doors opening onto a balcony. Both bedrooms are well-proportioned double rooms with space for storage and the largest has a smart en-suite shower room. There is also a well planned bathroom with contemporary white suite accessed from the hall. The property is set within well maintained communal grounds with an allocated parking space to the rear of the building and additional bays provided for visitors.

Location

Glenbower Court is a small development of just eight properties situated to the east of St. Albans. It is a short walk away from Beaumont School and within easy reach of the city centre and mainline station. There are local shops close by and good transport links to both St Albans and Hatfield.



First Floor

TOTAL FLOOR AREA: 680 sq.ft.(63.1 sq.m)approx.

This floor plan is for illustration purposes only. The measurements and position of each element are approximate and must be viewed as such.

Important Information

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