



5 Bedrooms



3 Bath/Shower Rooms



3 Reception Rooms



Off-Street Parking



West-Facing



EPC Band D

Council Tax

Band: D £2,344.42 (2025/2026)

Local Authority

St Albans City & District
Council

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Wilshere Avenue, St. Albans, AL1 2PH
Guide Price £895,000 Freehold



Wilshere Avenue, St. Albans, AL1 2PH

A meticulously extended and renovated five bedroom semi-detached family home with close to 1600 square feet of accommodation arranged over two floors. Offered to the market in immaculate condition, this fine property has a beautifully landscaped rear garden and is favourably located within easy walking distance of St Albans city centre.

Description

This versatile house has been significantly altered to embrace the requirements of family life. The ground floor welcomes you with a bright and spacious entrance hall, leading into a superb kitchen/breakfast room designed for both everyday living and entertaining, complete with a large island/breakfast bar, high-specification integrated appliances and plenty of storage units. Adjacent to the kitchen is a convenient utility room, thoughtfully placed for maximum functionality. The expansive sitting room, featuring large windows, provides an ideal setting for relaxation, while the separate dining room offers a perfect space for formal gatherings. A well-appointed additional bedroom and a stylish bathroom complete the ground floor, providing flexibility for guest accommodation or a home office. Upstairs, the first floor continues to impress with four sizeable bedrooms, each beautifully presented and filled with natural light. The principal bedroom benefits from a luxurious en-suite shower room, a dedicated dressing area and a Juliet balcony with scenic views over the manicured rear garden. A sleek family bathroom services the remaining bedrooms, all finished with modern fittings and great attention to detail.

The plot is superb, and the garden is landscaped with a west orientation, providing a wonderful lawned area and patio space, ideal for entertaining and enjoying evening sun.

To the front of the property there is off-street parking provisions for multiple cars and gated side access.

Location

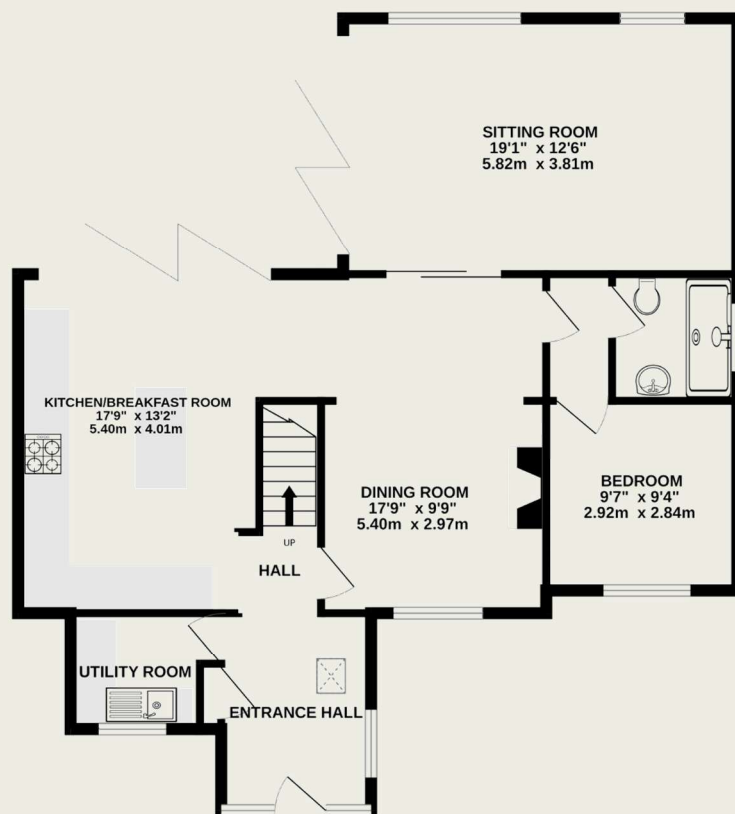
Wilshere Avenue is conveniently located within walking distance of the wide range of amenities in St Albans city centre as well as several well regarded schools. The Abbey Flyer Station is close by, with rail links to Watford and beyond, to Euston, and the mainline station is also easily reached, less than two miles away.



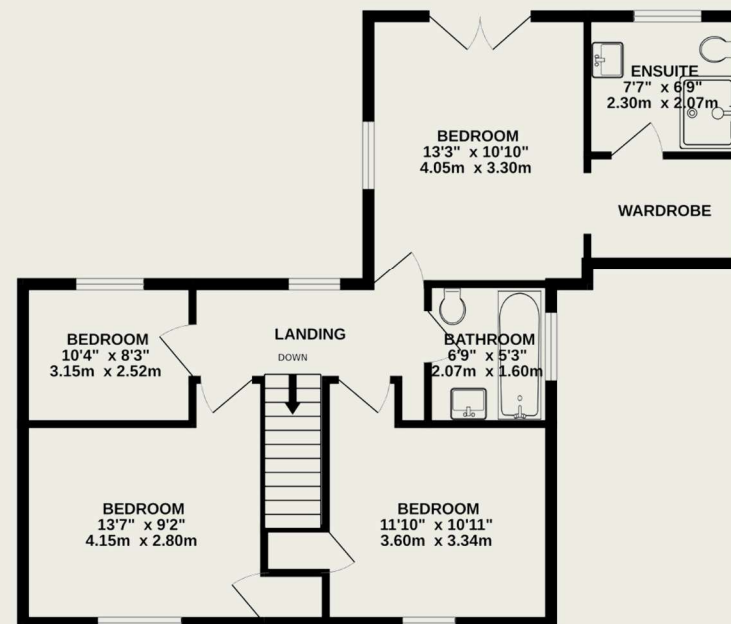


Important Information

These particulars do not constitute an offer or contract in whole or part. The statements contained herein are made without responsibility on the part of Ashtons or the vendors and they cannot be relied upon as representatives of fact. In respect of floor plans, these are for illustrative purposes only. The measurement and position of each element is approximate and must be viewed as such. Intending purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. The vendors do not make or give, and neither Ashtons nor any person in their employment has any authority to make or give, any representation or warranty whatsoever in relation to this property. We offer a wide range of services through third party providers including solicitors, surveyors, removal firms, mortgage providers and EPC suppliers. We receive additional payments for administering suppliers quoting software and making referrals. You are not under any obligations to use these services and it is your discretion whether you choose to deal with these parties or your own preferred supplier. You should be aware the average payment we received in 2021 equated to £48.36 per referral.



GROUND FLOOR
914 sq.ft. (84.9 sq.m.) approx.



1ST FLOOR
671 sq.ft. (62.3 sq.m.) approx.

TOTAL FLOOR AREA : 1585 sq.ft. (147.2 sq.m.) approx.

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