



9 Hunt Close, St. Albans, AL4 9JH

Guide price £465,000 Freehold



Paul Barker  
ESTATE AGENTS



## 9 Hunt Close

St. Albans, AL4 9JH

Located in a pleasant cul-de-sac overlooking a green in the popular Jersey Farm area of St Albans, this recently re-decorated three-bedroom mid-terrace home offers bright and well-proportioned accommodation, a private garden, and a garage. With no onward chain, the property presents an excellent opportunity for first-time buyers, families, or investors looking for a well-connected and peaceful location.

A covered porch leads to the front door, which opens into a welcoming entrance hall with access to a convenient downstairs cloakroom/WC. A further door leads into the bright and spacious lounge which includes stairs to the first floor and a useful storage cupboard beneath. The open plan kitchen/diner is fitted with a range of wall and base units, part-integrated appliances, and a rear-facing window and door giving access to the garden.

Upstairs, the first-floor landing gives access to the loft and leads to three well-sized bedrooms, two doubles and a third bedroom with a built-in storage cupboard. The family bathroom is fitted with a bath and overhead shower, basin, and WC.

To the rear, the private garden features a patio area leading to a lawn, with a gate providing access to a garage in a nearby block, complete with an up-and-over door.

Hunt Close is well located for local amenities including a Tesco Express, pharmacy, GP surgery, and a welcoming pub. Several highly regarded schools are close by, and the city centre and mainline train station are easily accessible. The property is also within walking distance of the open countryside and the green spaces of Heartwood Forest, making it a perfect blend of urban convenience and outdoor lifestyle.







## ACCOMMODATION

Entrance Hall

Cloakroom

Lounge

14'7 x 17'1 (4.45m x 5.21m)

Kitchen/diner

11'7 x 17 (3.53m x 5.18m)

## FIRST FLOOR LANDING

Bedroom 1

12'2 x 8'11 (3.71m x 2.72m)

Bedroom 2

11'8 x 8'11 (3.56m x 2.72m)

Bedroom 3

9'2 x 6'6 (2.79m x 1.98m)

Bathroom

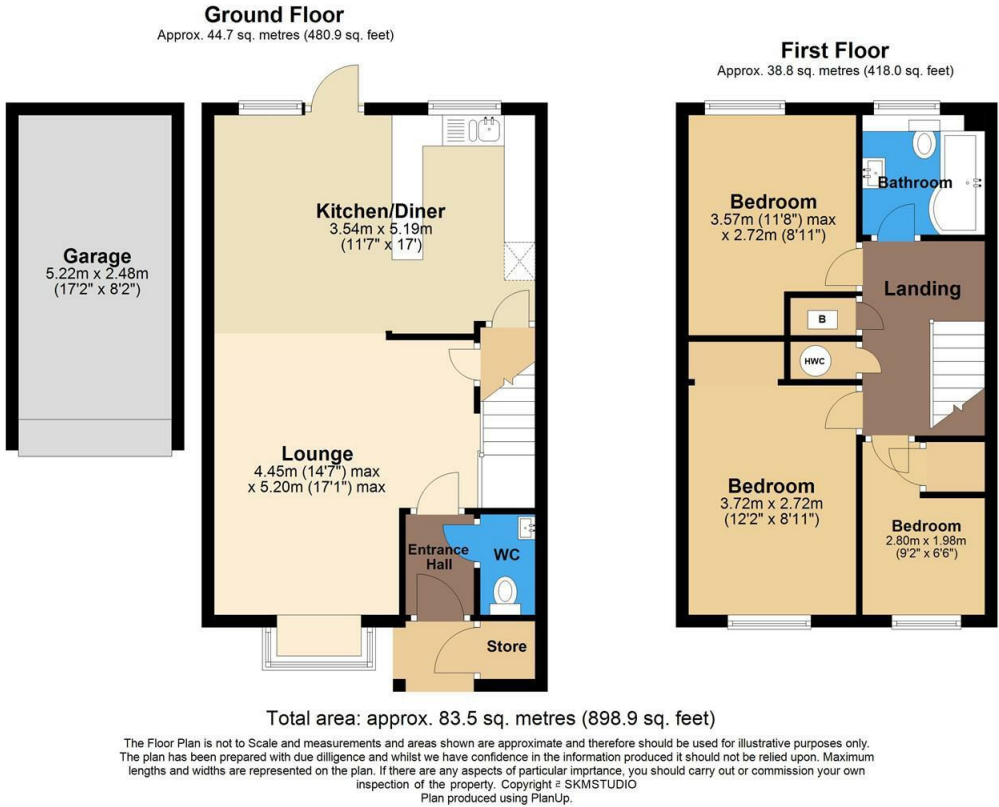
## OUTSIDE

Rear Garden

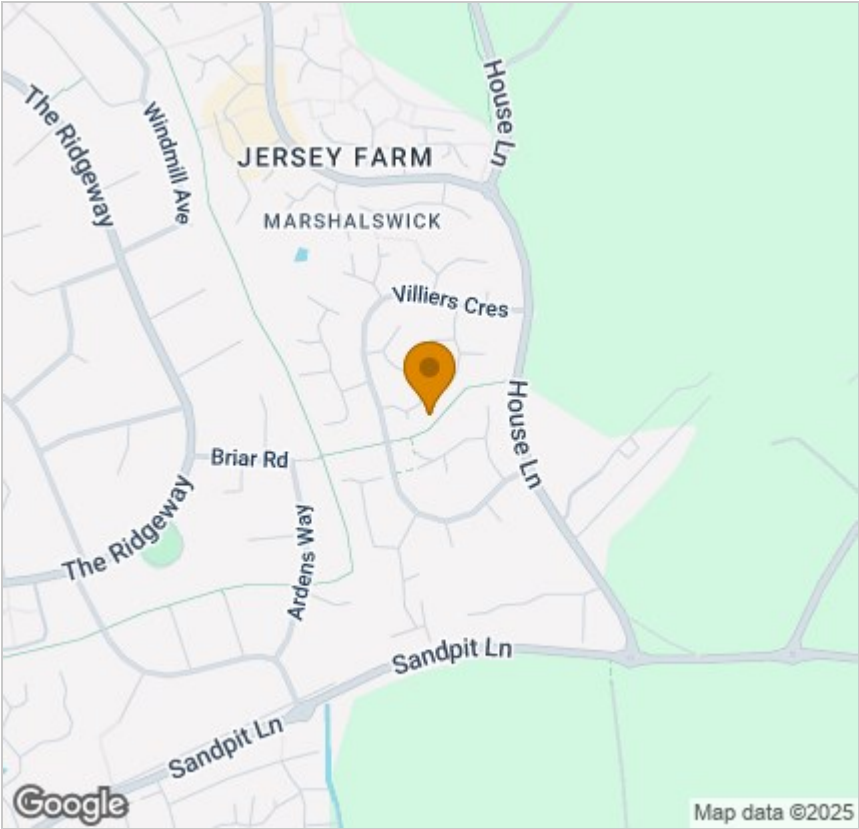
Garage in Block



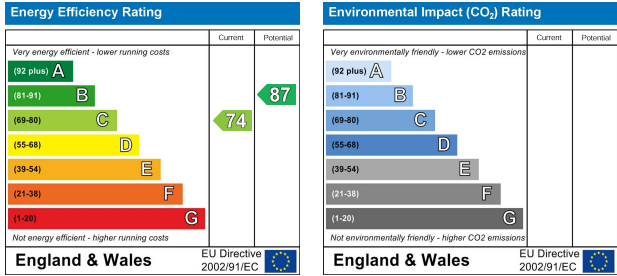
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Office on 01727 223344 if you wish to arrange a viewing appointment for this property or require further information.

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