



68 Long Fallow, St Albans, AL2 3EE

Guide price £785,000 Freehold





## 68 Long Fallow

St Albans, AL2 3EE

A beautifully presented four-bedroom detached home situated in a quiet cul-de-sac in the sought-after Chiswell Green area of St Albans, boasting delightful rear views over open fields.

Upon entering, a welcoming entrance hall provides access to a convenient cloakroom/WC and a useful built-in storage cupboard. The bright and spacious lounge/dining room features two sets of sliding doors that open onto a sunny rear garden, flooding the room with natural light. Double doors lead to a contemporary kitchen, well-equipped with a range of wall and base units, integrated appliances, a recess for an American-style fridge freezer, and charming front-facing views. A door from the kitchen provides internal access to the generous double garage, which includes an up-and-over door to the front and a courtesy door to the rear garden.

Upstairs, the light-filled first-floor landing leads to four bedrooms—two of which benefit from built-in wardrobes—and a modern family bathroom suite comprising a bath, separate shower cubicle, basin, and WC.

Outside, the home enjoys a well-maintained front garden with a driveway, while the rear garden features a patio area, a lawn bordered by mature plants and hedges, a wooden storage shed, and pedestrian side access to the front.

Long Fallow is a delightful cul-de-sac located in the sought after Chiswell Green area and is generously served by a local post office, bakers, outstanding pizza restaurant, family friendly pub and a mini co-op supermarket. There are excellent local schools and its only a short drive into St Albans city centre and the M25 & M1 motorway network are easily accessible.







## ACCOMMODATION

### W.C.

### Kitchen

12'7 x 9'2 (3.84m x 2.79m)

### Lounge/Dining Room

15'5 x 26'4 (4.70m x 8.03m)

## FIRST FLOOR

### Bedroom

12'8 x 11'3 (3.86m x 3.43m)

### Bedroom

13'8 x 8'5 (4.17m x 2.57m)

### Bedroom

10' x 10'11 (3.05m x 3.33m)

### Bedroom

8'2 x 9'2 (2.49m x 2.79m)

### Bathroom

## OUTSIDE

### Front Garden

Double garage with driveway

Rear Garden





Floor Plan

