



48 Riverside Road, St. Albans, AL1 1SD

Guide price £310,000 Leasehold



Paul Barker
ESTATE AGENTS

48 Riverside Road

St. Albans, AL1 1SD

Set within a well-maintained development on the ever-popular Riverside Road, this bright and spacious two-bedroom, ground floor apartment offers an ideal blend of modern living and a highly convenient location. Perfectly suited to professionals, downsizers, or those seeking an excellent investment opportunity, the property is attractively presented throughout and ready to move into.

The apartment features a generously sized, south-facing living room that enjoys an abundance of natural light throughout the day. Patio doors lead directly from the living area onto the communal garden, creating a seamless connection between indoor and outdoor living.

The modern kitchen has been thoughtfully designed with functionality and style in mind, offering a range of fitted units, integrated appliances, and ample workspace.

Both bedrooms are comfortable doubles, each with built-in wardrobes that provide excellent storage. The bathroom is finished with a white suite, offering a contemporary look and feel, with a full-size bath and shower over.

Externally, residents benefit from well maintained communal gardens, a brick-built storage shed, perfect for bicycles or additional storage and convenient residents' parking.

Located just a short 10-minute walk from St Albans mainline train station, the property offers direct services into London, making it ideal for commuters. St Albans City Centre is also within easy walking distance, offering a wide array of boutique shops, restaurants, cafes, and leisure facilities. Riverside Road itself is a quiet and sought-after residential location, combining the peace of suburban living with immediate access to urban convenience.





ACCOMMODATION

Hallway

Living Room

18'2" x 11'8" (5.54m x 3.56m)

Kitchen

8'1 x 13'5 (2.46m x 4.09m)

Landing

Bedroom 1

12'0" x 11'1" (3.68m x 3.40m)

Bedroom 2

12'0" x 9'1" (3.68m x 2.79m)

Bathroom

5'7 x 6'8 (1.70m x 2.03m)

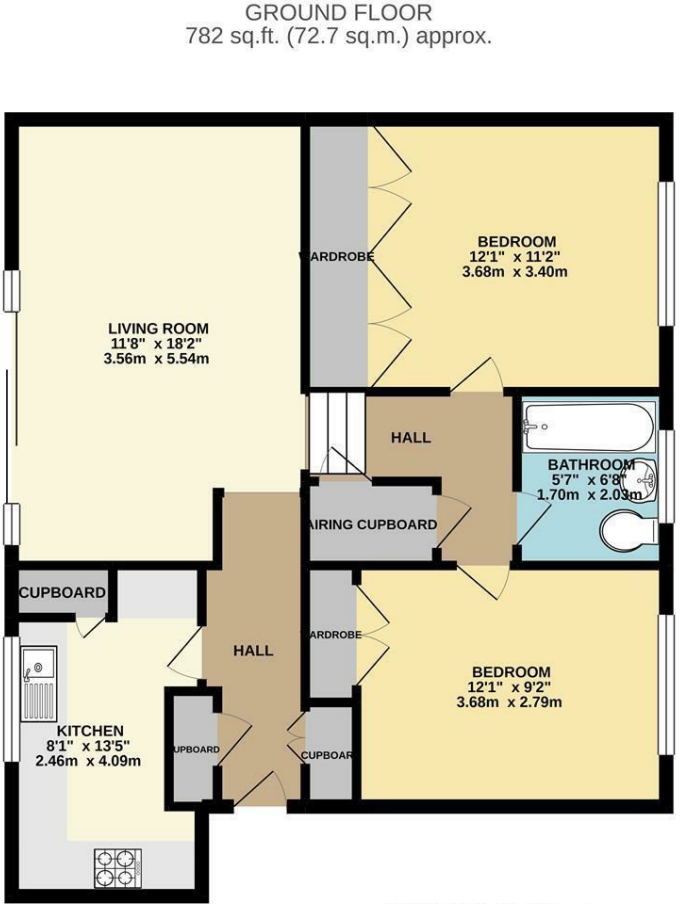
EXTERIOR

Communal Garden

Residents Parking

Brick Store

Floor Plan



TOTAL FLOOR AREA : 782 sq.ft. (72.7 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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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Area Map



Energy Efficiency Graph

