

18 Blake Close

St. Albans, AL1 5SG

Situated in a quiet close to the south-east of St Albans city centre, this outstanding five-bedroom detached residence has been expertly extended and reconfigured by the current owners to offer stylish, versatile living space of approximately 2,165 sq. ft.

Upon entering, you are welcomed by a spacious entrance hall featuring a cloakroom/WC and a useful coat cupboard. The elegant lounge boasts a feature log burner and flows seamlessly via double doors into the stunning open-plan kitchen/dining/family room—the true heart of the home. This impressive space features a high-spec fitted kitchen with an island unit, integrated appliances, and twin sets of bi-folding doors opening onto the rear garden, perfect for indoor-outdoor living. A utility room and internal access to the garage provide added practicality.

Upstairs, the generous landing includes loft access and leads to five well-proportioned bedrooms. The principal suite is a highlight, with a part-vaulted ceiling, Juliette balcony, walk-in wardrobe, and a luxurious ensuite shower room. The second bedroom also benefits from fitted wardrobes and its own modern ensuite. Three further bedrooms—two with fitted storage—are served by a beautifully appointed family bathroom with a bath, separate shower, basin, and WC.

Outside, the property offers a driveway with ample off-street parking, garage access, and a side passageway to the rear garden. The private, landscaped garden features a full-width patio ideal for entertaining, complete with a bespoke outdoor kitchen, power points, and a sink with tap. A manicured lawn, established planting, and a garden shed complete this inviting space.

Blake Close is a sought-after cul-de-sac with a central green, conveniently located near highly regarded schools such as Cunningham Hill and Samuel Ryder Academy. St Albans mainline station, offering services to St Pancras International, is within a mile, with local shops also close by.





















Lounge

19' x 12'6 (5.79m x 3.81m)

Kitchen/Dining/Family 30'7 x 21'7 (9.32m x 6.58m)

Utility

Cloakroom/WC

FIRST FLOOR

Principle Bedroom 21'9 x 12'2 (6.63m x 3.71m)

Walk-in Wardrobe

Ensuite

Bedroom 2 11'2 x 10'11 (3.40m x 3.33m)

Ensuite

Bedroom 3 12'6 x 9'10 (3.81m x 3.00m)

Bedroom 4

16' x 6'7 (4.88m x 2.01m)

Bedroom5

10'7 x 6'8 (3.23m x 2.03m)

Family Bathroom

OUTSIDE

Frontage/Off Street Parking

Garage

17'11 x 10'8 (5.46m x 3.25m)

Rear Garden 70 (21.34m)







Floor Plan

Ground Floor First Floor Approx. 88.8 sq. metres (955.4 sq. feet) Bedroom 3.40m x 3.33m (11'2" x 10'11") Kitchen/Dining/Family Bedroom Room 9.33m x 6.58m (30'7" x 21'7") Landing Walk-in Utility Wardrobe Bedroom Bedroom 3.81m x 2.99m (12'6" x 9'10") Lounge 6.02m x 3.81m (19'9" x 12'6") Garage 5.46m x 3.25m (17'11" x 10'8") Bathroon Entrance Hall

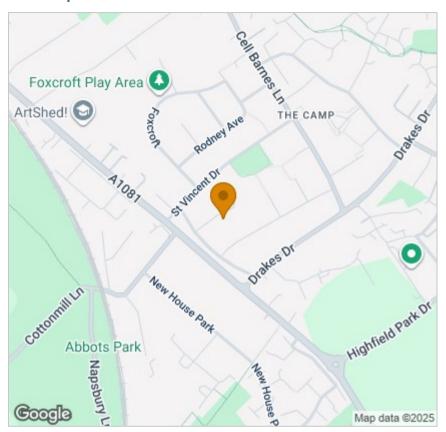
Total area: approx. 201.2 sq. metres (2165.5 sq. feet)

The Floor Plan is not to Scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared with due dilligence and whilst we have confidence in the information produced it should not be relied upon. Maximum lengths and widths are represented on the plan. If there are any aspects of particular imprtance, you should carry out or commission your own inspection of the property. Copyright © SKMSTUDIO Plan produced using Plantlp.:

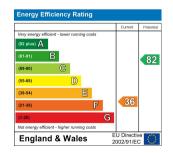
Viewing

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

Area Map



Energy Efficiency Graph





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