



## Beningfield Drive

Napsbury Park | Hertfordshire | AL2 1GH

£550,000

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# STEP INSIDE

## Beningfield Drive

Featuring impressive high ceilings and elegant sash windows that frame picturesque views of the beautifully manicured Napsbury Park grounds, this property exudes charm and sophistication.

The meticulously maintained apartment boasts a newly refurbished kitchen with stylish brick-effect splashback tiles, creating a contemporary yet timeless appeal. The main bedroom is a true retreat, complete with a walk-through wardrobe and an en-suite shower room, offering both convenience and comfort.

With ample storage throughout and a generously sized reception and dining area, this home provides an abundance of living space perfect for relaxation or entertaining. Outside, enjoy the convenience of two allocated parking bays and the privilege of accessing the serene, well-maintained parklands—ideal for peaceful strolls and a tranquil lifestyle.

Don't miss the opportunity to own a piece of this prestigious development and enjoy the perfect combination of luxury living and natural beauty.















# STEP OUTSIDE

## Beningfield Drive

Living in the Napsbury Park Development offers a rare blend of luxury, history, and natural beauty, making it a highly sought-after location for homeowners. Nestled in the tranquil Hertfordshire countryside, the development is set within the beautifully landscaped grounds of a former hospital estate, now a conservation area that boasts lush greenery, mature trees, and peaceful walking paths. Residents enjoy a unique balance of countryside serenity and easy access to nearby towns such as St Albans and London, perfect for those who appreciate both nature and convenience.

The homes in Napsbury Park, including converted apartments and townhouses, are architecturally stunning, with features such as high ceilings, large sash windows, and period charm. These properties have been thoughtfully renovated to combine modern comforts with historic character, creating elegant living spaces that offer both style and function. Spacious interiors, along with ample storage and generous room sizes, make the homes ideal for families, professionals, and retirees alike.

Additionally, the development fosters a sense of community and exclusivity, with well-maintained grounds and a range of shared amenities. Residents benefit from allocated parking, secure surroundings, and access to beautiful parklands that provide a peaceful escape from the busyness of daily life. Napsbury Park is more than just a place to live; it's a lifestyle that promotes relaxation, well-being, and an appreciation for both heritage and modernity.

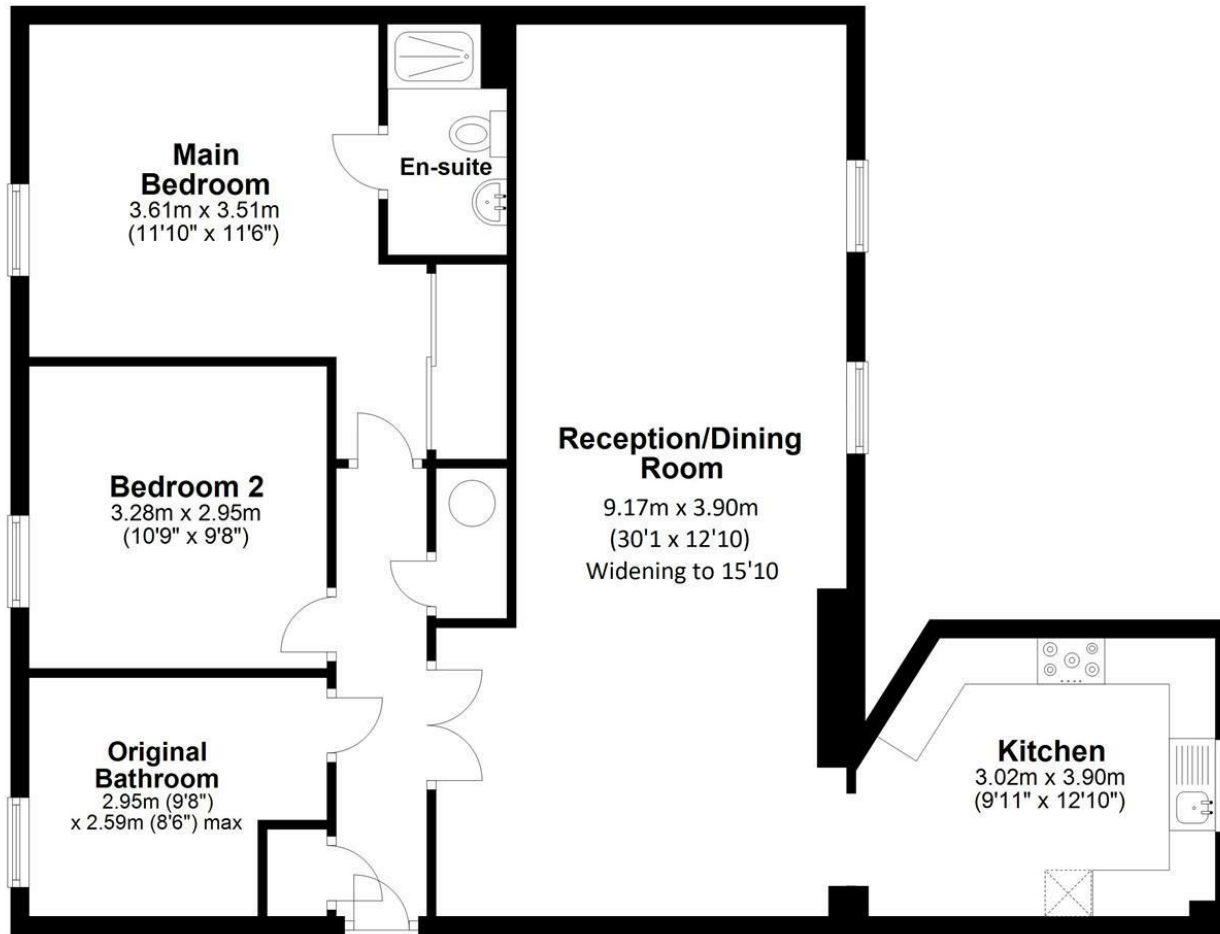
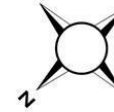






## First Floor

Approx. 97.8 sq meters (1053 sq ft)



Total area: approx. 97.8 sq. meters (1053 sq ft)

- Located in the prestigious Napsbury Park Development
- Versatile two/three-bedroom layout, currently set up as three bedrooms
- Can easily convert back to a spacious two-bedroom, two-bathroom apartment
- High ceilings and elegant sash windows with stunning views of the grounds
- Recently refurbished kitchen
- Main bedroom includes a walk-through wardrobe and en-suite shower room
- Ample storage space throughout the apartment
- Larger-than-average reception room and dining area
- Two allocated parking bays
- Access to beautifully maintained grounds

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	55	64
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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