





# Watling Street, St. Albans, AL1 2QG

Offers Over £1,250,000

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An impressive detached family home set within an exclusive gated development on the sought-after south side of St Albans. Offering easy access to motorway links and great transport connections, it's an ideal choice for commuters. Situated in the desirable St Stephens area, the home is also close to well-regarded schools and the beautiful Verulamium Park—making it perfect for families. The vibrant St Albans city centre is also just a short distance away with its fantastic variety of shops, pubs and eateries.

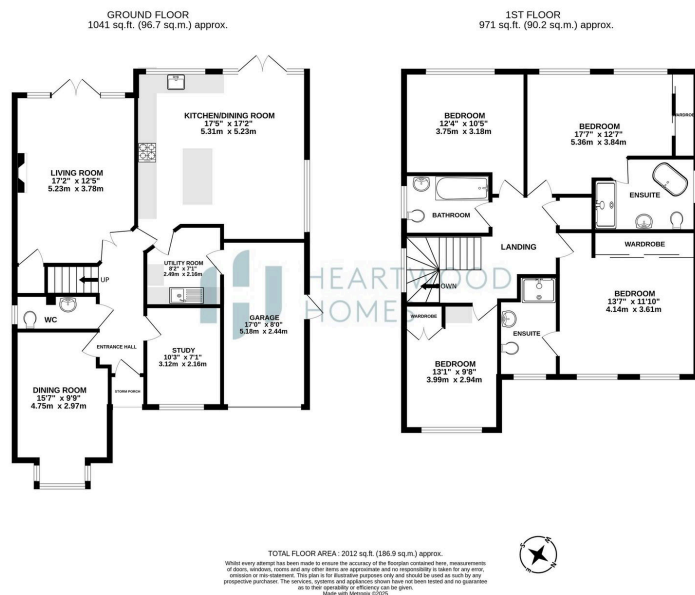
Designed with modern family living in mind, the home welcomes you in via a charming storm porch leading to a spacious entrance hall. To the right, there's a handy study, perfect for home working, while to the left, a lovely bay-fronted dining room. At the rear, the bright and spacious living room, complete with a cosy fireplace. The stunning high-spec open-plan kitchen-dining/family space has plenty of natural light and direct access to the beautiful garden. This space is ideal for entertaining and has the benefit of access to the utility room. There's also scope for further extension (STPP), adding even more potential to this fantastic home.

Upstairs, the luxurious master suite boasts a large wardrobe and a stylish, contemporary en-suite. There are three further well-proportioned double bedrooms, including a guest suite with a range of fitted wardrobes and its own modern en-suite, plus a sleek family bathroom—offering plenty of space for everyone.

Outside, the property continues to impress with ample parking, a generous garage, and a beautifully landscaped garden featuring multiple patio areas. Whether you're hosting summer BBQs or unwinding on a quiet evening, this outdoor space is a real highlight.

This is a home that perfectly blends style, comfort, and practicality. A must-see to truly appreciate all it has to offer!





- Stunning detached home in an exclusive gated development in St Stephens.
- Spacious living room with a cosy fireplace and bay-fronted dining room.
- Luxurious master suite with a large wardrobe and stylish en-suite.
- Beautifully landscaped garden with multiple patio areas for entertaining.
- Potential for further extension (STPP), making this a fantastic long-term home.
- Ideal location with easy access to transport links, schools, and Verulamium Park.
- High-spec open-plan kitchen/dining/family area with plenty of natural light.
- Three further well-proportioned double bedrooms, including a guest bedroom with a large wardrobe.
- Simple parking area and a generous garage for added convenience.
- EPC Grade C

