



HEARTWOOD
HOMES

Gurney Court Road, St Albans, AL1 4QY

£1,400,000

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Step into this charming and immaculately presented 1930s family home, located on the prestigious 'Gurney Court Road'. Blending timeless charm with modern style, this home has everything a family could want, including plenty of space for gatherings.

As you arrive, you'll find a generous, block-paved driveway with ample parking. Inside, the adventure begins in the spacious entrance hall, leading you to a bright, bay-fronted living room with a feature fireplace—a lovely spot to relax. At the heart of the home is the contemporary open plan kitchen/dining/family area, featuring top-quality fittings, quartz countertops, underfloor heating and premium integrated appliances. The space opens out through bifold doors to the expansive garden. From the kitchen you access the utility room and a guest cloakroom completes the ground floor accommodation

The first floor comprises four generously sized bedrooms. The rear bedroom, with lovely views of the garden, includes an ensuite shower room, and there's also a stylish family bathroom on this floor.

The top floor boasts a stunning master suite with a Juliet balcony and lovely treetop views over the garden, a sleek ensuite, and plenty of eaves storage.

Outside, the charm continues with a large rear garden in excess of 140 feet and mainly laid to lawn, complete with a sizable patio and with a sunny westerly aspect ideal for entertaining or summer BBQs. There's a practical garden store/workshop and a large garden room at the back, which would make a wonderful home office, gym, or games room.

Situation

Perfectly positioned near popular, highly regarded, primary and secondary schools, the house boasts easy access to The Quadrant's shops and eateries. Only a short stroll away is the historical city of St Albans with a comprehensive range of shopping, restaurants and leisure facilities. Approximately one mile to St Albans City Station.



