



CAMDEN CHASE

Ragged Hall Lane, St. Albans, AL2

Offers Over £1,500,000

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Located on the ever-popular Ragged Hall Lane, this beautifully presented five double bedroom, four bathroom family home combines space, style, and functionality – ideal for modern family life. The home benefits from over 3,000 sqft of accommodation across three floors, a 29 ft kitchen/breakfast room, landscaped garden with summerhouse, excellent school catchments and is available to buy chain free.

Thoughtfully laid out with families in mind, downstairs offers flexible space for day-to-day life and entertaining, with a welcoming sitting room, a separate family room and a bright dining room. The kitchen/breakfast room is the true heart of the home. Finished to a high standard there are Siemens appliances, including a wine cooler, copious quartz countertop space and plenty of storage. It's perfect for busy school mornings or weekend gatherings. Then there is also a separate utility room, a guest cloakroom and a well appointed home office on the ground floor level. Throughout the property there is a mix of zonal underfloor heating and school radiators.

Upstairs, four double bedrooms and three bathrooms provide comfort and space for a large family. The principal bedroom suite is a peaceful retreat, with a walk-in wardrobe and luxurious en-suite bathroom with freestanding bath. A private fifth bedroom with its own en-suite on the top floor is ideal for older children or guests. All bedrooms benefit from fitted wardrobes and all bathrooms are Porcelanosa.

The rear garden has been landscaped for both play and relaxation, with plenty of lawn for kids and a large terrace for alfresco dining. The summerhouse has lighting and heating, making it ideal for an additional home office, gym, or even a teenager's hangout.

To the front, a carriage driveway with EV charge point, provides plenty of parking and a smart welcome for guests.

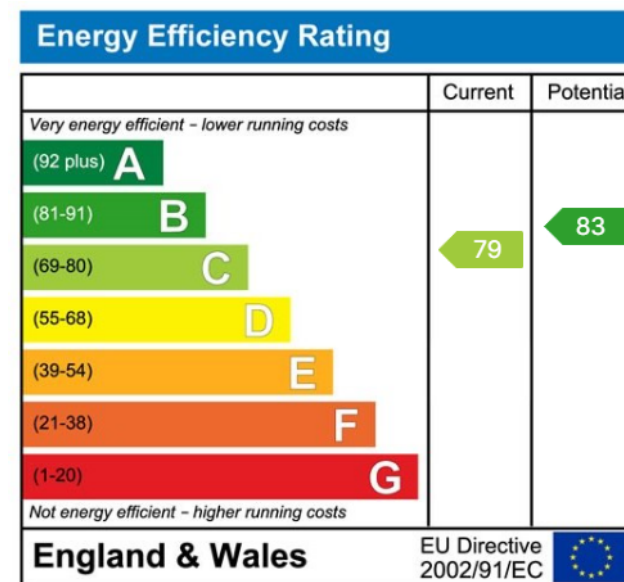
Families are drawn to Ragged Hall Lane for the excellent schooling options nearby easy access to central St Albans, as well as the quick links to London via the M1/M25 or rail. Local shops, cafes, and countryside walks are all within easy reach.

Council Tax Band: G





- Chain free
- Less than 1 mile from Greenwood Family Park
- Principal bedroom suite with walk-in wardrobe & bathroom
- Landscaped garden with large patio, lawn & fully powered summerhouse
- Kitchen with premium appliances, large island & seating area
- Five double bedrooms & four bathrooms
- Three reception rooms & separate home office
- Block-paved carriage driveway with EV charger
- Excellent location for outstanding local schools & commuter links
- Planning permission approved for land behind home - enquire for more details



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