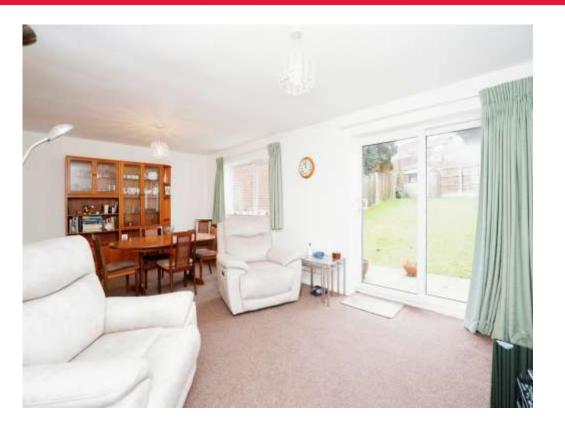


Connells

Harding Close Redbourn St. Albans

# Harding Close Redbourn St. Albans AL3 7NT





## **Property Description**

A spacious three-bedroom mid-terraced family home situated in a sought-after location in Redbourn close to the High Street and local schooling. The property offers a generous entrance hall, large lounge diner, separate kitchen, and a downstairs cloakroom. On the first floor there are three double bedrooms and a modern family shower room. Outside offers driveway parking, single garage, a good-sized rear garden mainly laid to lawn with a paved patio area ideal for entertaining and a rear access gate.

## Entrance Hallway

13' x 4' 8" (3.96m x 1.42m)

A generous entrance hall with stairs ascending to the first floor, doors to kitchen, lounge and cloakroom and a radiator

## **Kitchen**

12' 6" x 7' 4" (3.81m x 2.24m)

A good-sized kitchen with windows overlooking the front and partial glazed door into lounge. The kitchen and breakfast room consists of a range of eye level and base units with contrasting work surfaces, breakfast bar and tiled splash back. There is space for fridge freezer, washing machine and a freestanding cooker

# Lounge

20' 4" x 12' (6.20m x 3.66m)

Large lounge with windows and slider patio doors overlooking rear garden, door to storage cupboard and radiator

## Cloakroom

4' 1" x 2' 10" (1.24m x 0.86m)

Downstairs cloakroom consisting of a hand wash basin and low level flush WC

## **First Floor**

## Landing

6' 3" x 6' 6" (1.91m x 1.98m) Access to loft and storage cupboard

## Bedroom

#### 15' 4" x 9' (4.67m x 2.74m)

A good-sized double bedroom with windows overlooking garden, built in wardrobe and dressing table and a radiator

## Bedroom

#### 11' 9" x 10' 10" (3.58m x 3.30m)

Another good-sized double bedroom with windows overlooking rear garden, built in wardrobes, storage cupboard and a radiator

## Bedroom

#### 9' 6" x 9' (2.90m x 2.74m)

A generous single bedroom/small double bedroom with windows overlooking the front of the home and a radiator

## **Family Shower Room**

### 7' 3" x 5' 4" (2.21m x 1.63m)

Modern family shower room with opaque windows to front, fully tiled and consisting of a double walk-in shower, pedestal hand wash basin, low level flush WC and a heated towel rail

## Outside

To the front of the property we have access to integral garage, driveway parking and a garden mainly laid to lawn.

To the rear is a generous garden mainly laid to lawn with a paved patio area ideal for entertaining, a rear access gate and wooden shed to remain

















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**EPC** Rating: Awaited

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Tenure: Freehold





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