



**Connells**

Mile House Close  
St. Albans





### Property Description

Exquisite 3-bedroom chalet bungalow nestled in the heart of St Albans, AL1. This tastefully renovated home showcases meticulous attention to detail, featuring a harmonious blend of modern elegance and timeless charm. The expansive garden invites tranquility, complemented by a generous 4/5 car driveway and a convenient garage. The master bedroom boasts a luxurious en-suite, while the kitchen dazzles with high-end appliances. An added allure lies in the property's potential for future expansion, making it a truly captivating residence in an ideal location.

The property has been professionally designed by a local Interior Designer which sets the scene of your potential new home. The furniture can be purchased as part of the sale which is up for discussion with the vendor.

Do not miss out on this diamond of a property! Book your viewing now!



## Entrance Porch

15' 5" x 4' 9" ( 4.70m x 1.45m )

## Lounge

13' 3" x 10' 11" ( 4.04m x 3.33m )

## Dining Room

12' 3" x 6' 6" ( 3.73m x 1.98m )

## Kitchen

11' 2" x 9' 10" ( 3.40m x 3.00m )

## Landing

9' 9" x 5' 3" ( 2.97m x 1.60m )

## Bedroom 1

11' 8" x 10' 5" ( 3.56m x 3.17m )

## Ensuite

5' x 4' 1" ( 1.52m x 1.24m )

## Bedroom 2

11' 5" x 10' 1" ( 3.48m x 3.07m )

## Bedroom 3

13' 2" x 10' 7" ( 4.01m x 3.23m )

## Bathroom

8' 11" x 6' 1" ( 2.72m x 1.85m )

## Location

With its close-knit community feel and easy access to both central London and Hertfordshire's many glorious green spaces, St Albans offers that rarest of luxuries – balance. The outdoor types can revel in the choice of leafy parks, long walks and challenging golf courses such as Green Wood Park being a stones through away.

Meanwhile, St Albans' crowning glory, Verulamium Park, offers over 100 acres of picturesque gardens, wildlife, lakes, sports facilities and tennis courts.

For the finer things in life, take afternoon tea in the perfectly manicured surrounds of Sopwell House, or escape for a secluded picnic for two by the river. In fact, whatever you're into, St Albans offers boundless possibilities.

Your home on Mile House Close, couldn't be better placed to enjoy its many pleasures. Just moments from your door, discover great brunch spots and cosy pubs; lively bars and fine dining; favourite restaurant chains and unique family-run cafés; independent boutiques and can't-live-without high street shops just half a mile away.













This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

**T 01727 856 781**  
**E stalbans@connells.co.uk**

38 Chequer Street  
 ST. ALBANS AL1 3YH

**EPC Rating: D**

**view this property online [connells.co.uk/Property/STA315972](http://connells.co.uk/Property/STA315972)**

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

**See all our properties at [www.connells.co.uk](http://www.connells.co.uk) | [www.rightmove.co.uk](http://www.rightmove.co.uk) | [www.zoopla.co.uk](http://www.zoopla.co.uk)**

Property Ref: STA315972 - 0010