



Connells

Harvey Road
London Colney, St. Albans



Property Description

Connells in St Albans are delighted to offer to the market this impressive three-bedroom family home which offers balanced living accommodation, including a stunning extended kitchen/breakfast/dining room and a home office.

Situated in this sought after and peaceful road, the property enjoys a welcoming entrance hallway, cloakroom, sitting room, a 20'6 kitchen with a large breakfast island and open plan dining area. To the first-floor accommodation, there are two double bedrooms, plus a single and a family bathroom.

To the outside of the property further benefits from driveway parking to the front for two vehicles along with a rear garden and home office.

London Colney is a picturesque village well positioned for road networks and is within striking distance of major motorway networks, including the M1, M25 and A1 as well as fast mainline train links from St Albans station to St Pancras International/Kings Cross Station. The area is serviced with a variety of local amenities.

Interest levels are anticipated to be high, so please call branch for further information and to arrange your viewing appointment.

Entrance Hallway

13' 7" max x 5' 10" max (4.14m max x 1.78m max)

Lounge

12' 1" max x 12' 1" max (3.68m max x 3.68m max)

Kitchen/Breakfast/Dining Room

20' 8" max x 17' max (6.30m max x 5.18m max)

Bedroom One

11' 1" max x 12' 1" max (3.38m max x 3.68m max)

Bedroom Two

12' 1" max x 11' 1" max (3.68m max x 3.38m max)

Bedroom Three

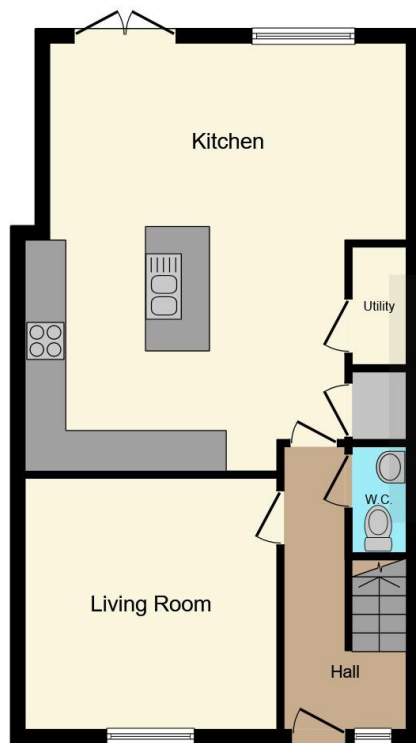
8' 2" max x 6' 10" max (2.49m max x 2.08m max)

Bathroom

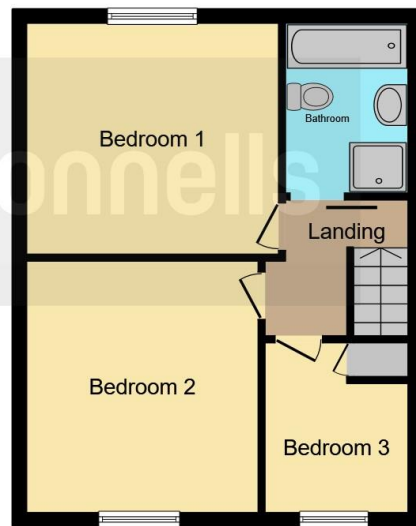
8' 2" max x 5' 10" max (2.49m max x 1.78m max)

Home Office – situated in the rear garden with power and light.

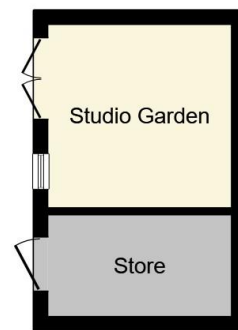




Ground Floor



First Floor



Outbuilding

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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EPC Rating: D

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Tenure: Freehold



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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.

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Property Ref: STA316745 - 0005