



Connells

Seaton Road
London Colney St. Albans

Seaton Road London Colney St. Albans AL2 1RL

for sale offers in excess of
£390,000



Property Description

The location combines convenience with community. Families will value proximity to London Colney Primary & Nursery School and Bowmansgreen Primary School (both rated Good), with Beaumont School and other excellent secondary options nearby.

Commuters enjoy easy transport links - the 602 bus runs every 30 minutes to St Albans in around 12-14 minutes, while the 84 bus connects London Colney with Potters Bar. St Albans City Station offers direct trains to London in just over 20 minutes.

For shopping and leisure, Colney Fields Retail Park is moments away, home to M&S, NEXT, and Boots, with regular bus services (84, 602, 357) nearby.

Combining classic charm with modern comfort and superb connections, this cottage offers the perfect balance of peaceful village living and everyday practicality - ideal for professionals, families, or downsizers alike.

Lounge

10' 2" x 10' 8" (3.10m x 3.25m)

Dining Room

12' 5" x 10' 8" (3.78m x 3.25m)

Kitchen

11' 2" x 6' 6" (3.40m x 1.98m)

Bedroom One

10' 2" x 10' 8" (3.10m x 3.25m)

Bedroom Two

10' 5" x 8' 2" (3.17m x 2.49m)

Bathroom

11' 2" x 6' 6" (3.40m x 1.98m)









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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38 Chequer Street
 ST. ALBANS AL1 3YH

EPC Rating: D Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/STA317204



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.

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