



Ribbledale

London Colney, AL2 1TD

Offers In The Region Of £220,000

- One Bedroom
- First Floor Apartment
 - Lounge/Diner
 - Fitted Kitchen
- Modern Bathroom Suite
- Communal Grounds
- Residents Parking
- Long Lease Remaining
- Council tax Band B
- EPC Rating C



JW&Co St Albans
 3 London Road, St Albans, Hertfordshire, AL1 1LA
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First Floor

Approx. 39.5 sq. metres (424.7 sq. feet)



Entrance Hall

Lounge/Diner
4.80m x 2.94m (15'8" x 9'7")

Kitchen
3.09m x 1.95 (10'1" x 6'4")

Bedroom
3.82m x 2.91m (12'6" x 9'6")

Bathroom
1.99m x 1.70m (6'6" x 5'6")

Communal Grounds

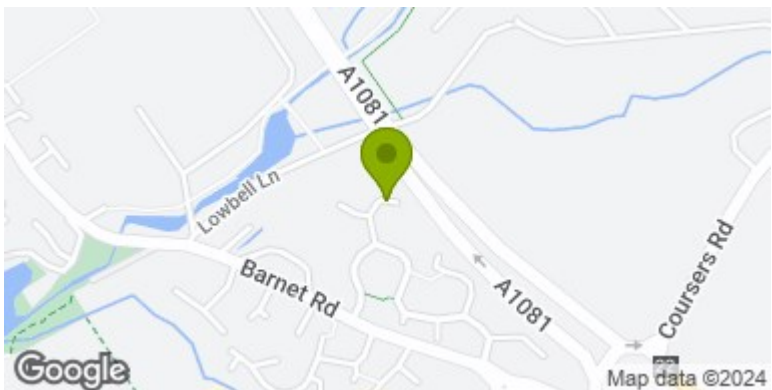
Residents Parking

Lease
Circa 144 years remaining

Service Charge
Approx. £98 per month

Council Tax Band
Band B

Total area: approx. 39.5 sq. metres (424.7 sq. feet)



Although these particulars are thought to be materially correct their accuracy cannot be guaranteed and they do not form part of any contract.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	