



Grosvenor Road

| | AL1 3UP

£300,000



STEP INSIDE

Grosvenor Road

JW&Co. are delighted to present this beautifully presented one-bedroom apartment situated on the fifth floor of the sought-after Ziggurat House development in the heart of St Albans. Designed for modern living, the property features a spacious open-plan kitchen and living area complete with sleek integrated appliances, a generous double bedroom with fitted wardrobes, and a contemporary bathroom finished to a high standard. Large windows throughout flood the apartment with natural light, creating a bright and airy feel with far-reaching views across the city.

Residents benefit from the convenience of a concierge service, four lifts, and an underground residents' permit parking space. Perfectly positioned just a stone's throw from St Albans City Station, the property offers effortless access to central London in under 25 minutes, making it an ideal choice for young professionals and commuters alike. With the city centre's array of cafés, restaurants, and shops just a short walk away, this stylish apartment also presents a fantastic opportunity for investors seeking a strong rental prospect in a prime location.







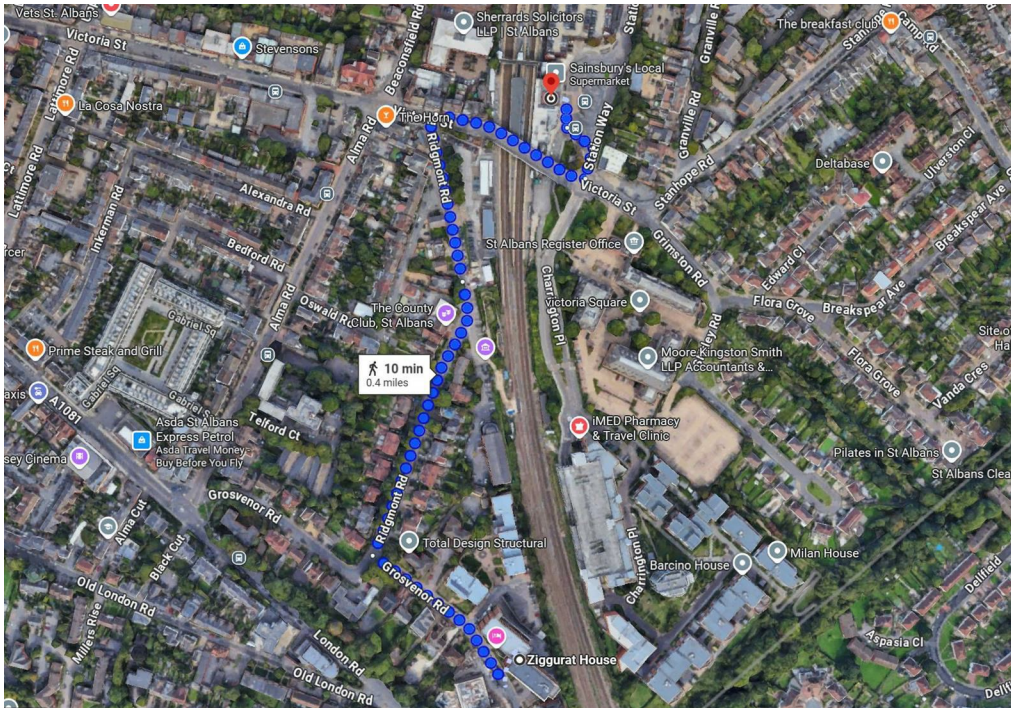


STEP OUTSIDE

Grosvenor Road

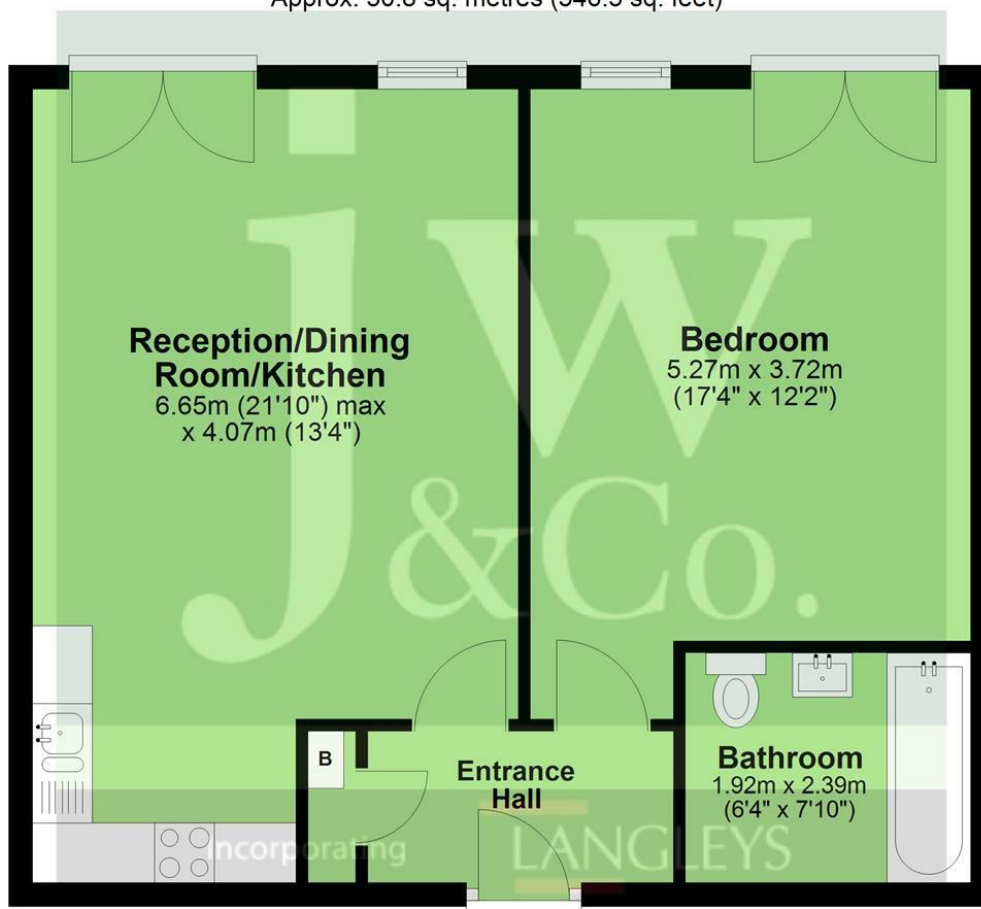
Step outside Ziggurat House and you're instantly immersed in the vibrant heart of St Albans. Just a few minutes' walk from the City Station, you can enjoy a seamless commute into London St Pancras in under 25 minutes, while the bustling city centre lies right on your doorstep. Grosvenor Road connects you directly to a lively mix of cafés, restaurants, boutique shops, and everyday conveniences, with the Maltings Shopping Centre and the historic St Albans Cathedral only a short stroll away. For those who enjoy green space, Clarence Park and Verulamium Park are both within easy reach, offering a peaceful retreat from city life. Whether you're heading out for a morning coffee, a quick train to London, or a walk through St Albans' charming streets, this location delivers the best of urban living with a welcoming, community feel.





Fifth Floor

Approx. 50.8 sq. metres (546.5 sq. feet)



Total area: approx. 50.8 sq. metres (546.5 sq. feet)



John Whiteman & Company
01727 844444
stalbans@jwandco.co.uk

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	85	85
(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	

