



HEARTWOOD
HOMES

St Leonards Court, House Lane, Sandridge, St. Albans, AL4 9UY

£290,000

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A beautifully presented one-bedroom cluster home, tucked away in a peaceful position within the highly desirable St Leonards Court development in the charming village of Sandridge. This attractive location offers the perfect blend of village life and convenience, with a selection of traditional pubs, a local convenience store, and well-regarded schools all within easy reach. The stunning Heartwood Forest is just a short walk away, providing miles of scenic woodland and countryside walks for outdoor enthusiasts. St Albans city center and Harpenden are both easily accessible, offering excellent shopping, leisure facilities, and direct rail services into London St Pancras.

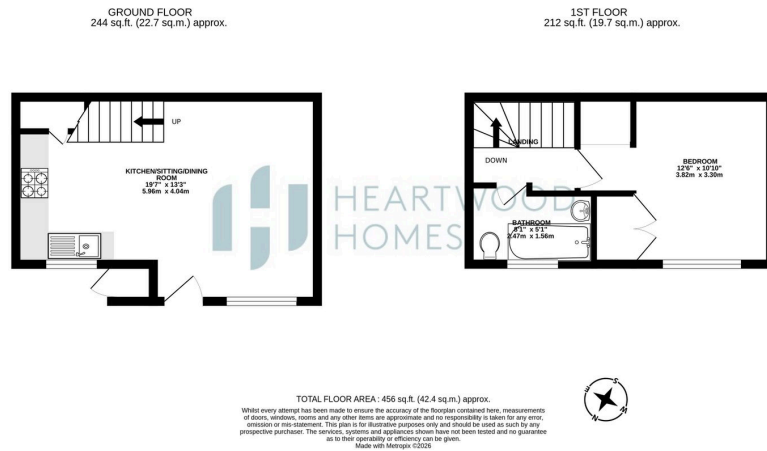
The accommodation is well arranged and features a bright and spacious open-plan living and dining area, creating an ideal space for both everyday living and entertaining. The modern kitchen is fitted with a range of contemporary units, generous worktop space, ample storage, and a practical breakfast bar.

On the first floor, the property benefits from a generous double bedroom complete with full-width fitted wardrobes and access to a useful boarded loft space, providing additional storage. A well-appointed bathroom completes the accommodation.

Externally, the property enjoys a quiet and secluded setting within the development, with ample residents' parking nearby and attractive communal grounds that enhance the sense of space and tranquility.

This delightful home would make an ideal first-time purchase, investment opportunity, or downsize property. Early viewing is highly recommended to fully appreciate all that it has to offer.





- One-bedroom cluster home situated in the sought-after St Leonards Court development
- Bright and spacious open plan living and dining area
- Generous double bedroom with full-width fitted wardrobes
- Well-presented bathroom suite
- Walking distance to Heartwood Forest, local amenities, and excellent transport links to St Albans and London St Pancras
- Quiet tucked-away position within a peaceful residential setting
- Modern fitted kitchen with ample storage and worktop space
- Boarded loft space providing useful additional storage
- Ample residents' parking and attractive communal grounds
- EPC Awaited

