

19 Burnham Road, St. Albans, AL1 4QN

Guide price £825,000 Freehold

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19 Burnham Road

St. Albans, AL1 4QN

An attractive, bay-fronted Victorian semi-detached house on desirable Burnham Road in the sought-after Fleetville area of St Albans. Offered with no onward chain, this charming period home benefits from a ground-floor rear extension. Plans have been drawn up for a further ground-floor extension to the rear but not submitted to the council for approval. A separate planning application for an L-shaped dormer loft conversion has been submitted to St Albans Council under reference 5/2026/1646.

A covered porch and part-glazed front door open into a welcoming hall with stairs to the first floor. The bright, dual-aspect through lounge/dining room features a front bay with sash windows, a fireplace, wooden flooring, a rear sash window and understairs storage.

The extended kitchen/breakfast room offers an extensive range of Shaker-style units, quality worktops and a mix of part-integrated and freestanding appliances. A side door and window, together with rear French doors and windows, provide access and views to the garden. A ground-floor cloakroom/WC completes this level.

Upstairs, the landing has a storage cupboard and loft hatch. The generous principal bedroom features two front-facing sash windows, while the second and third bedrooms overlook the rear garden. The family bathroom comprises a bath with shower above, WC and washbasin.

Outside, a low brick wall with inset railings and a pathway frame the front entrance. The enclosed rear garden features a patio for outdoor entertaining, a low-maintenance lawn and a wooden storage shed.

Ideally positioned in the heart of Fleetville, Burnham Road is approximately 0.8 miles from the mainline station, with direct services to St Pancras International. Highly regarded schools, independent shops, a bakery, coffee shops, a Post Office and Morrisons supermarket are all within easy reach.

























ACCOMMODATION

Porch

Hallway

Kitchen
9'4 x 8'7 (2.84m x 2.62m)

Breakfast Room
9'2 x 7'8 (2.79m x 2.34m)

Lounge
10'11 x 10'11 (3.33m x 3.33m)

Dining Room
11'11 x 11'4 (3.63m x 3.45m)

W.C.

FIRST FLOOR

Landing

Bedroom 1
14'5 x 10'11 (4.39m x 3.33m)

Bedroom 2
12'0 x 9'1 (3.66m x 2.77m)

Bedroom 3
9'0 x 7'8 (2.74m x 2.34m)

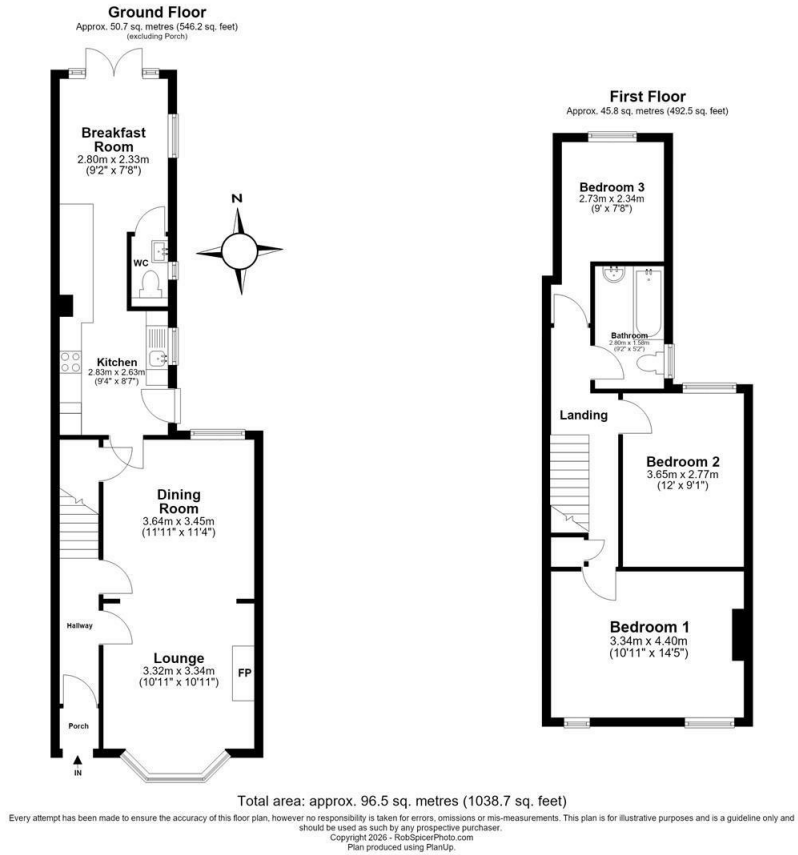
Bathroom

OUTSIDE

Frontage

Rear Garden

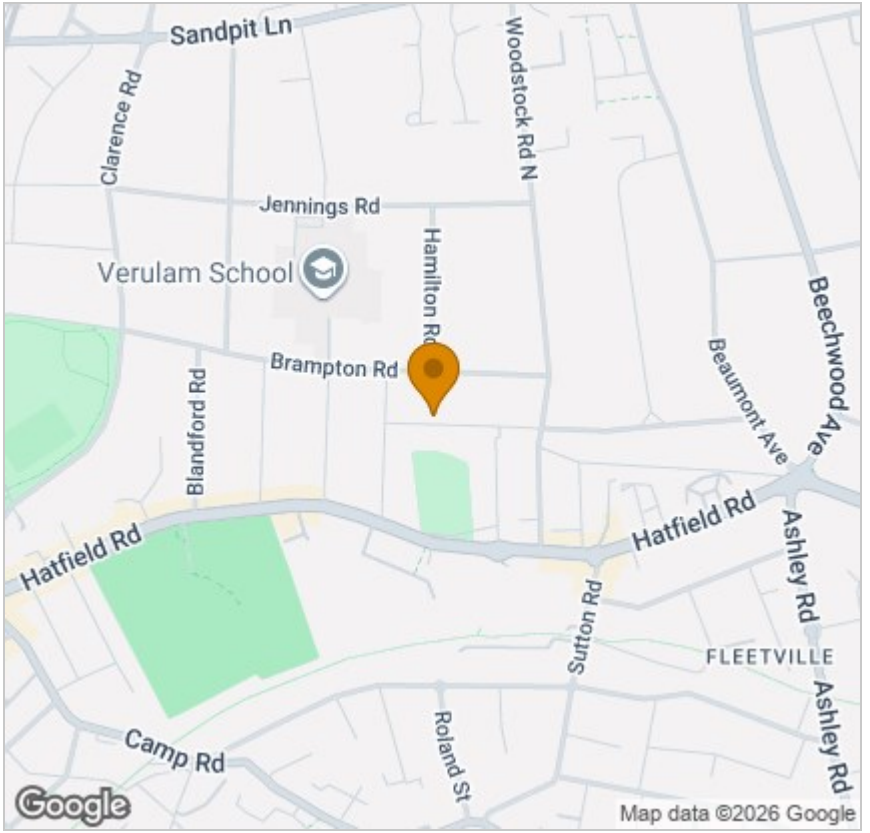
Floor Plan



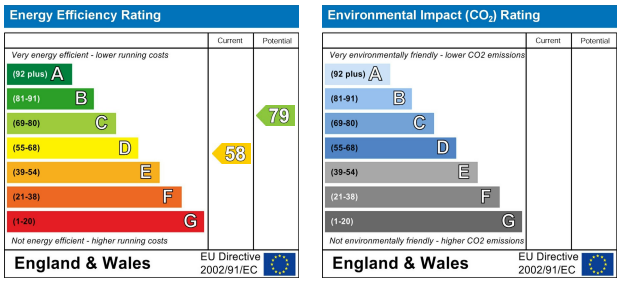
Total area: approx. 96.5 sq. metres (1038.7 sq. feet)

Every attempt has been made to ensure the accuracy of this floor plan, however no responsibility is taken for errors, omissions or mis-measurements. This plan is for illustrative purposes and is a guideline only and should be used as such by any prospective purchaser.
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Area Map



Energy Efficiency Graph



Viewing

Please contact our Office on 01727 223344 if you wish to arrange a viewing appointment for this property or require further information.

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