

42 Hansell Gardens Hedley Road, St. Albans, AL1 5GG

Asking price £126,000 Leasehold

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Paul Barker ESTATE AGENTS

42 Hansell Gardens Hedley

St. Albans, AL1 5GG

Welcome to this beautifully presented one-bedroom first floor apartment with allocated parking, designed with modern living and convenience in mind. Available to purchase through the shared ownership scheme with a 40% share at £126,000, based on a full market value of £315,000, and is subject to meeting the qualifying criteria. The rent for the remaining 60% share is £650 per month.

This contemporary apartment features a spacious open-plan living area, including a lounge and dining space. The modern kitchen is fully integrated with a fridge/freezer, electric hob and oven.

The bedroom is generously sized with a recess presenting fitted wardrobes. The family bathroom includes a three-piece white suite with a bath and an overhead shower.

Additional benefits include an allocated parking space for residents' convenience, which is gated and adding extra security.

Hansell Gardens is wonderfully located within walking distance of the mainline train station, with the convenience of the Alban Way and a number of popular local primary schools including Camp and Fleetville Infants & Juniors, as well as Beaumont Secondary School. There are also local shops and services in Fleetville, including a Post Office and Morrisons supermarket, within a short walk.







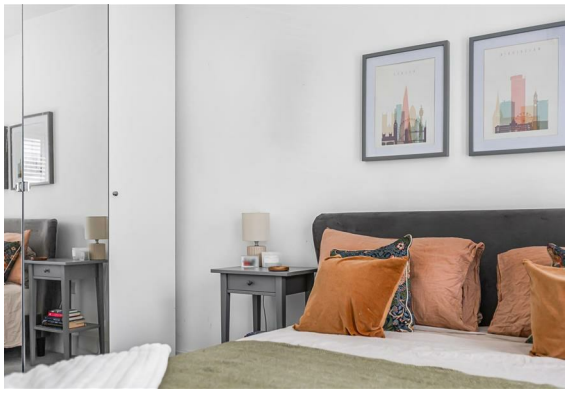


















ACCOMMODATION

Hallway

Cloak Cupboard

Living/Dining/Kitchen
18'10 x 14'3 (5.74m x 4.34m)

Bedroom
11'6 x 9'11 (3.51m x 3.02m)

Bathroom

EXTERNAL

Car Park Space

Communal grounds

LEASE DETAILS

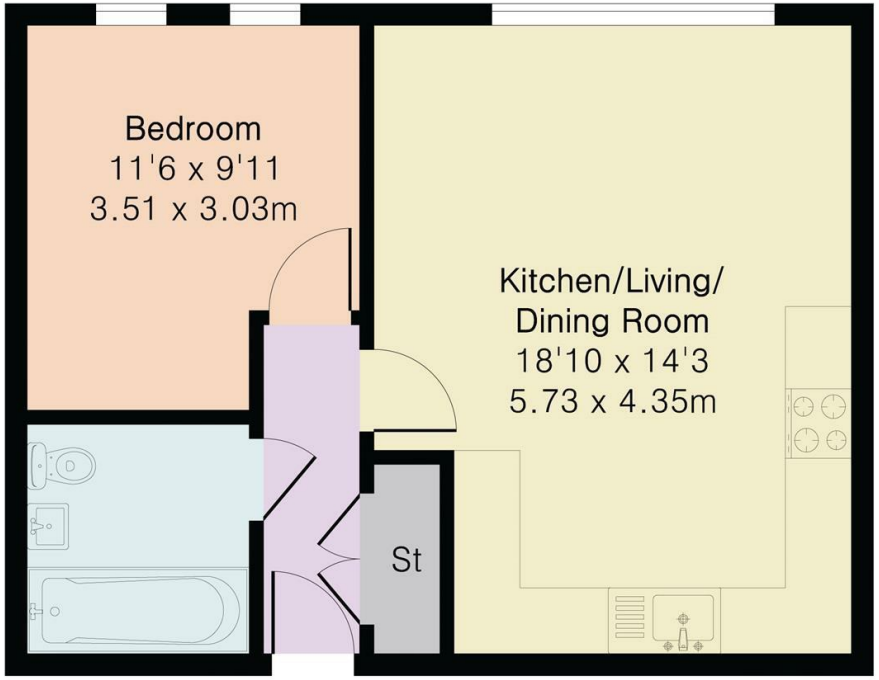
Service Charge -

Ground Rent -

Lease Remaining -

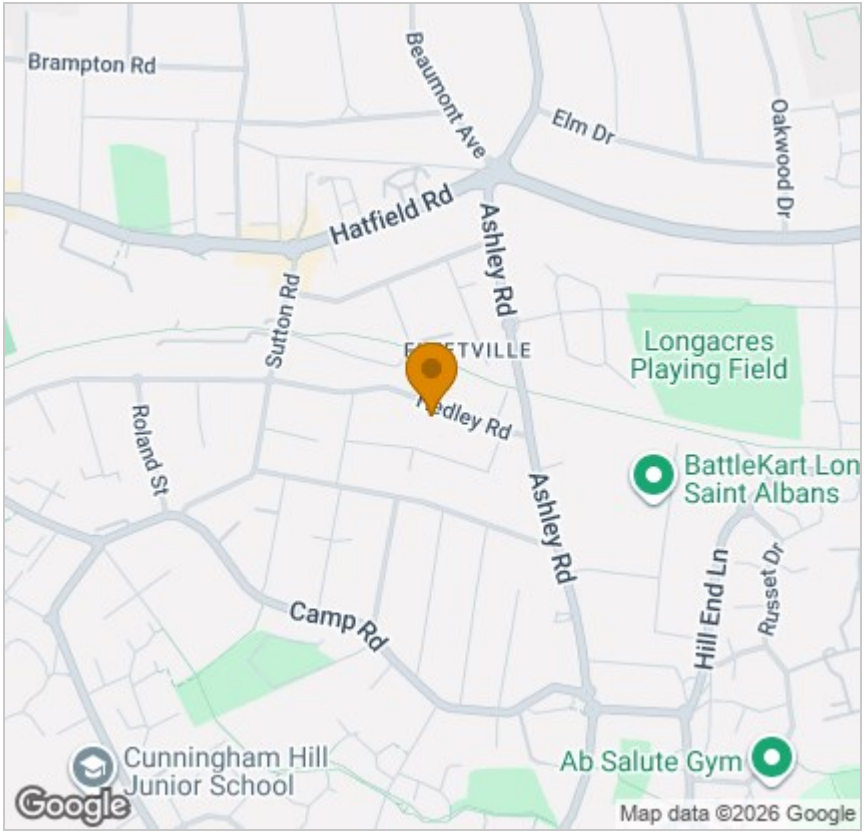
Floor Plan

Approximate Gross Internal Area 463 sq ft - 43 sq m

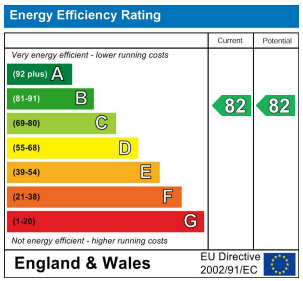


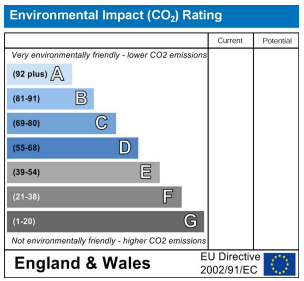
First Floor

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.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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