



5 Half Moon Mews, St. Albans, AL1 3LZ

Guide price £290,000 Leasehold



Paul Barker
ESTATE AGENTS

5 Half Moon Mews

St. Albans, AL1 3LZ

A well-presented one-bedroom first-floor apartment with allocated parking, tucked away within a quiet mews setting in the heart of St Albans city centre.

The accommodation is accessed via a communal entrance shared by just one other apartment and comprises a welcoming entrance hall, a spacious open-plan kitchen/living/dining room, a generous double bedroom and a modern bathroom. The property further benefits from recently fitted windows and upgraded energy-efficient electric heating.

Externally, the apartment enjoys the advantage of an allocated car parking space and secure cycle store, particularly valuable features in such a central city centre location. Offered with a long lease of over 170 years, this attractive apartment combines convenience, comfort and practicality.

Half Moon Mews is ideally positioned just moments from the city's excellent range of shops, restaurants, bars, leisure facilities, and historic landmarks while also conveniently located approximately 0.6 miles from St Albans City Station, providing direct rail links into London St Pancras.





ACCOMMODATION

Hallway

Kitchen/Lounge/Dining Room
19'7 x 12'1 (5.97m x 3.68m)

Bedroom
10'1 x 9'8 (3.07m x 2.95m)

Bathroom

LEASEHOLD - 170 YEARS REMAINING

Service Charge - £1200pa

No ground rent



Floor Plan



Total area: approx. 40.7 sq. metres (438.2 sq. feet)

The Floor Plan is not to Scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared with due diligence and whilst we have confidence in the information produced it should not be relied upon. Maximum lengths and widths are represented on the plan. If there are any aspects of particular importance, you should carry out or commission your own inspection of the property. Copyright © SKMSTUDIO
Plan produced using PlanUp.

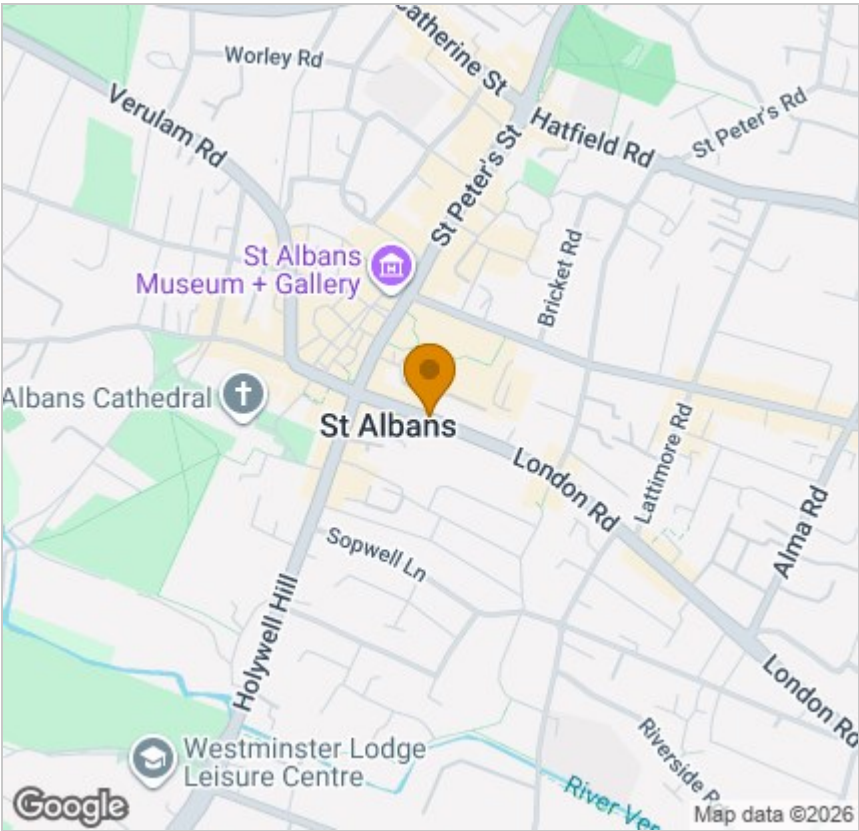
Viewing

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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Area Map



Energy Efficiency Graph

