



HEARTWOOD
HOMES

Briar Road, St. Albans, AL4 9TL

£900,000

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This chain free, striking and well-presented four-bedroom semi-detached family home, is set on a generous plot in the sought-after Marshalswick area. Ideally located just a short distance from the highly rated Sandringham School and several excellent primary schools, this home is perfect for families.

The Quadrant shopping area is just around the corner, offering a fantastic selection of shops, including Marks & Spencer, as well as charming cafés and eateries. For a wider range of amenities, St Albans' vibrant city centre is a short drive away, with its mainline station providing excellent transport links. If you love the outdoors, you'll also appreciate the beautiful countryside walks at Jersey Farm Woodland Park and Heartwood Forest, both just a stone's throw away.

Inside, this fantastic home offers bright and spacious accommodation. The large entrance hallway welcomes you in with access to the handy ground floor W.C. At the heart of the home is the stunning open-plan kitchen, dining, and family area, featuring large bifold doors that open onto the garden, a stylish, covered patio with sleek tiling creates a fantastic indoor-outdoor space, perfect for entertaining. The layout continues with a cosy yet well-proportioned snug/living room.

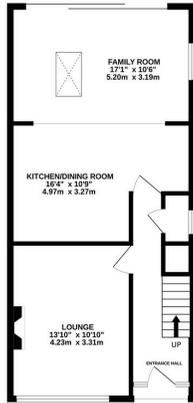
Upstairs, the generous accommodation continues with three well-proportioned bedrooms and a modern family bathroom. On the top floor is a bright and expansive master suite with ample eaves storage space and a sleek ensuite shower room.

Outside, the property benefits from a large driveway with ample off-street parking. The beautifully landscaped rear garden enjoys a sunny aspect and features a large patio area with a contemporary glass pergola and built-in shades—ideal for summer barbecues and relaxing with family and friends.

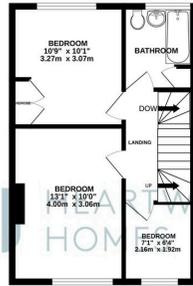
This home already offers a wealth of space, don't miss the opportunity to view this exceptional family home—call us today to arrange a viewing!



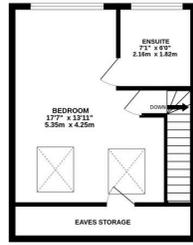
GROUND FLOOR
568 sq.ft. (52.6 sq.m.) approx.



1ST FLOOR
398 sq.ft. (37.0 sq.m.) approx.



2ND FLOOR
339 sq.ft. (31.5 sq.m.) approx.



TOTAL FLOOR AREA - 1305 sq.ft. (121.3 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of blocks, walls, doors and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should not be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metreapp (2020)



- Chain free.
- Generous plot, offering excellent space inside and out.
- Close to The Quadrant's shops, cafés, and St Albans city centre.
- Landscaped garden with a modern glass pergola and built-in shades.
- Call now to arrange a viewing!
- Spacious four-bedroom semi-detached home in sought-after Marshalswick.
- Short distance to the highly rated Sandringham School & top primary schools.
- Stunning open-plan kitchen/dining/family area with bifold doors.
- Large driveway with ample off-street parking.
- EPC Grade C

