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wheathampstead@cassidyandtate.co.uk

Cassidy & Tate
Your Local Experts





Award Winning Agency

WESTFIELD COURT

ST. ALBANS

AL4 9JN

£1,950 Per Month

EPC Rating: D Council Tax Band: D



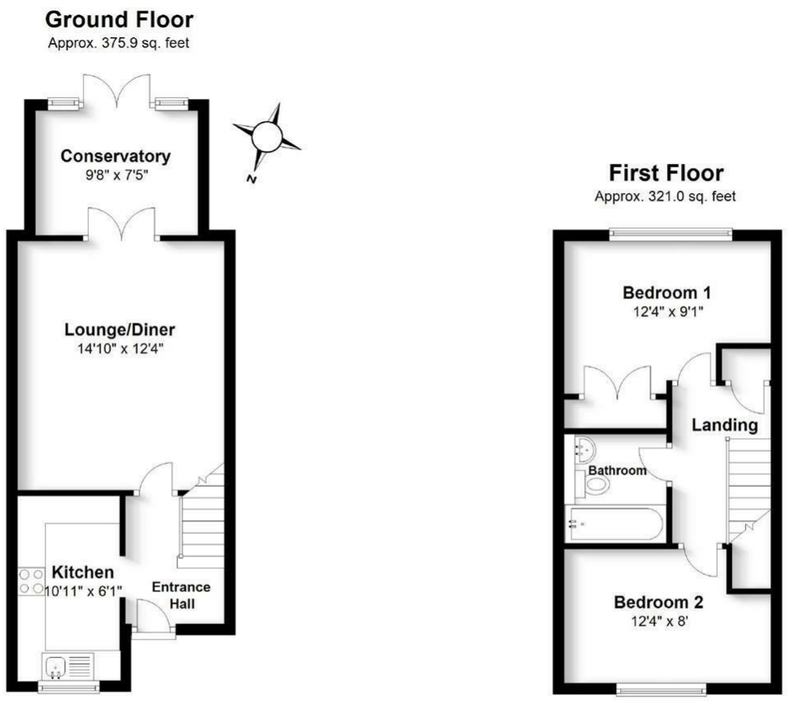
All The Ingredients Needed For A Fabulous Lifestyle

A well-presented two-bedroom mid-terraced property situated within the popular residential development of Jersey Farm, St Albans.
The property offers well-proportioned accommodation throughout, comprising an entrance hall, fitted kitchen and a spacious lounge/diner with doors opening into a conservatory on the ground floor. Upstairs, there are two double bedrooms and a family bathroom.
Further benefits include a low-maintenance rear garden, gas central heating, double glazing and a garage located en bloc.
Westfield Court is tucked away in a cul-de-sac location, conveniently positioned close to a range of local amenities, including a Tesco Express, doctors' and dentists' surgeries. The property also falls within the catchment area of highly regarded local schools.
Excellent transport links are available, with regular bus services to St Albans city centre and the mainline railway station, providing direct connections to London St Pancras.









Total area: approx. 696.8 sq. feet

Produced for CASSIDY AND TATE
For guidance purposes only. Not to scale.

Plan produced using PlanUp.

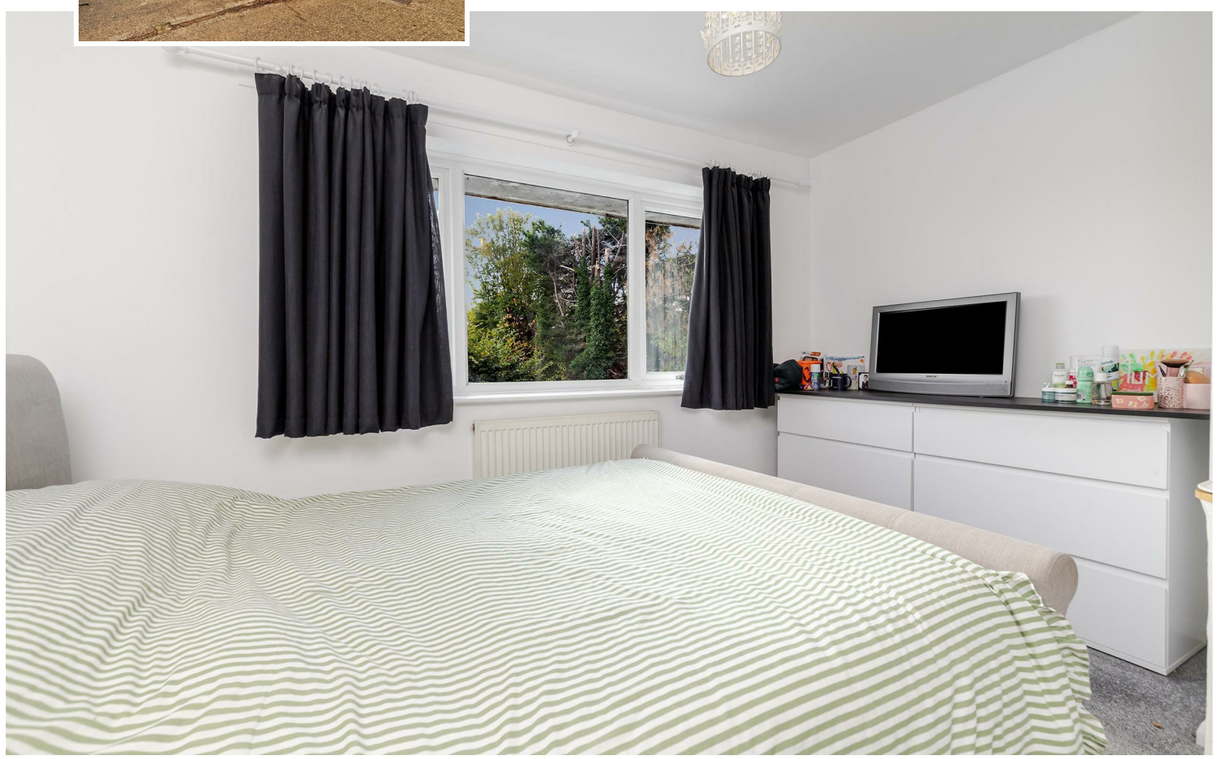
Cassidy & Tate have taken all reasonable steps to ensure the accuracy of the details supplied in our marketing material however, details are provided as a guide only and we advise prospective purchasers to confirm details upon inspection of the property. Cassidy & Tate will not be held liable for any costs which are incurred as a result of discrepancies.

www.cassidyandtate.co.uk

Perfect Fusion of Location And Way of Living







Why Cassidy & Tate

Cassidy & Tate are a fully independent estate agent who have developed unparalleled understanding on how people want to buy, sell and rent property within the residential property market in Hertfordshire and its surrounding areas. We are able to accommodate your individual requirements and deliver to you a more personalised service, tailored to your home buying, selling and letting needs.

We also have many years of experience in land and new homes and the pleasure of working alongside many reputable house builders and developers in Home Counties and Greater London. Whether you are looking to acquire or sell development opportunities and land, wish to purchase or sell a newly built or refurbished property, or require a site valuation and marketing advice we can help.

Your Local Property Experts

As one of St. Albans leading estate agents we work relentlessly to ensure our valued customers receive the exceptional service they deserve at all times. We epitomise not only professional estate agency knowledge, but a dedication to integrity and responsiveness to every client. The Cassidy & Tate team will be available to you when in need to help overcome any stressful situations that may arise. We are here to offer you valuable and honest advice when needed so that you can navigate the best path through the process. We know the marketplace, the buyers, the sellers and neighbourhoods, but most importantly we know how to put our clients' needs first. Our state of the art sales tools, modern technology and our own in-house fully independent Mortgage Broker is here to make your journey easier and more direct to your final goal. At Cassidy & Tate you will be in control of your sale or purchase and we will help you get the best result possible



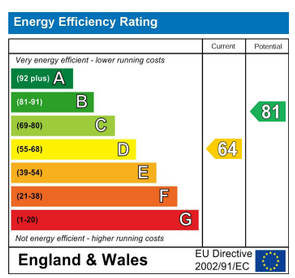






Specialists in Bespoke Properties

- Quiet Location In Jersey Farm
- Modern Kitchen
- Two Double Bedrooms
- Garage En Bloc
- One weeks holding fee based on the asking price £450
- Open Plan Lounge Dining Room
- Conservatory
- Family Bathroom
- Residents Parking
- Five weeks deposit based on the asking price £2250



The Property Ombudsman

APPROVED CODE TRADINGSTANDARDS.UK

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