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Cassidy & Tate
Your Local Experts

Award Winning Agency

HARPENDEN ROAD

ST. ALBANS

AL3 5LL

£5,500 Per Month

EPC Rating: C Council Tax Band: G

All The Ingredients Needed For A Fabulous Lifestyle

Private aluminium gates open to the expansive driveway of this exceptional five-bedroom residence. It is rare to find a detached home of these proportions set on the edge of the conservation area within easy walking distance of the city centre, mainline rail station, the cathedral quarter, woodland, and highly regarded schools.

The property offers beautifully appointed accommodation, combining modern luxury with characterful charm. A striking vaulted hallway sets the tone, leading to a formal dining room, elegant living room, and an impressive 26ft open-plan kitchen/family room—perfect for contemporary living. Further benefits include a large utility room and ground floor WC.

Upstairs a galleried landing leads to five generously sized bedrooms, four of which benefit from en-suite bathrooms, in addition to a well-appointed family bathroom. Surrounded by green on all sides, the highly private rear garden is fully enclosed, features a nature pond and an elevated decking area ideal for outdoor entertaining. This stunning family home benefits from easy access to the wealth of history, culture, and leisure facilities that St Albans has to offer, while Central London can be reached in as little as 20 minutes by rail.

Total area: approx. 2394.0 sq. feet

Produced for Cassidy & Tate Estate Agents. For guidance purposes, 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

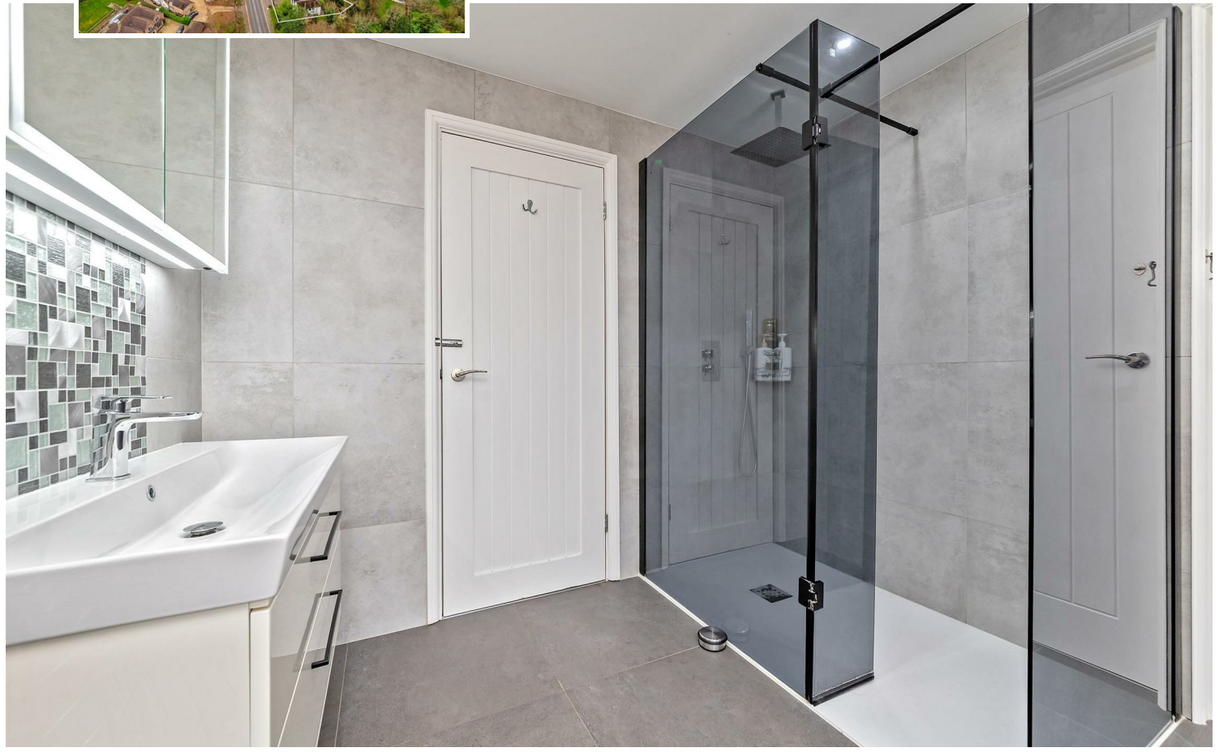
Why Cassidy & Tate

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.

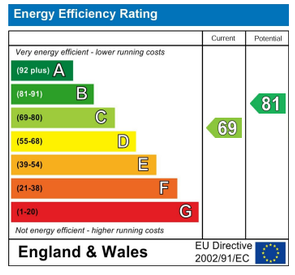
Your Local Property Experts

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

- City Centre Detached Home
- Private, Fully Enclosed South-West Facing Garden with Pond Maintenance Included
- Three Reception Rooms
- 10mins Walk to the High Street & Cathedral Quarter
- One weeks holding fee based on the asking price £1,269.23
- Multiple Private Parking Spaces
- Five Double Bedrooms (four en-suite)
- Pure Fibre Connectivity Supporting up to 1000Mbps
- 14min Walk to St Albans City Station
- Five weeks deposit based on the asking price £6,346.15



The Property Ombudsman

APPROVED CODE TRADINGSTANDARDS.UK

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