



HEARTWOOD  
HOMES

# Sanders Place Camp Road, St. Albans, AL1 5FY

Offers Over £260,000

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Set within a well-kept development just 0.7 miles from St Albans mainline station, this chain free top floor one bedroom apartment offers an easy, well-connected way of living.

Whether it's a quick morning coffee before hopping on a fast train into London St Pancras International, or a relaxed evening in the city centre enjoying St Albans' mix of restaurants, pubs and independent shops, everything feels close and convenient here.

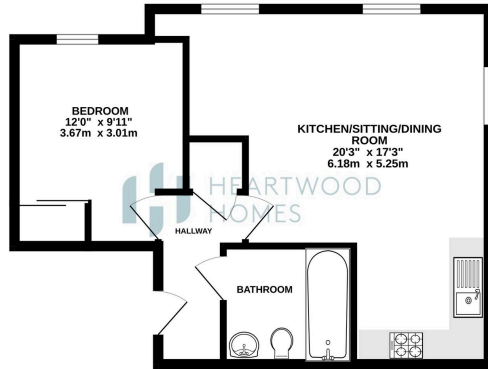
The apartment itself is bright and welcoming. The entrance hall leads through to a spacious open plan living, kitchen and dining area, ideal for both quiet nights in and having friends over. Dual aspect windows allow natural light to pour in, while also offering pleasant views across the surrounding area.

The double bedroom is a comfortable size with space to unwind, and the bathroom is finished in a clean, modern style.

Outside, the development continues to deliver with allocated parking, bike storage and communal grounds to enjoy. It's a great fit for first-time buyers looking to get onto the ladder, or for anyone seeking a straightforward investment in a strong location.



2ND FLOOR  
480 sq.ft. (44.6 sq.m.) approx.



TOTAL FLOOR AREA: 480 sq.ft. (44.6 sq.m.) approx.  
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- Chain free one bedroom top floor apartment
- Located just 0.7 miles from St Albans mainline station
- Direct trains to London St Pancras International
- Set within a well-maintained development
- Bright open plan living, kitchen and dining space
- Dual aspect windows with pleasant views
- Good size double bedroom
- Modern fitted bathroom
- Allocated parking space and bike storage
- EPC Grade D

