

Top Floor

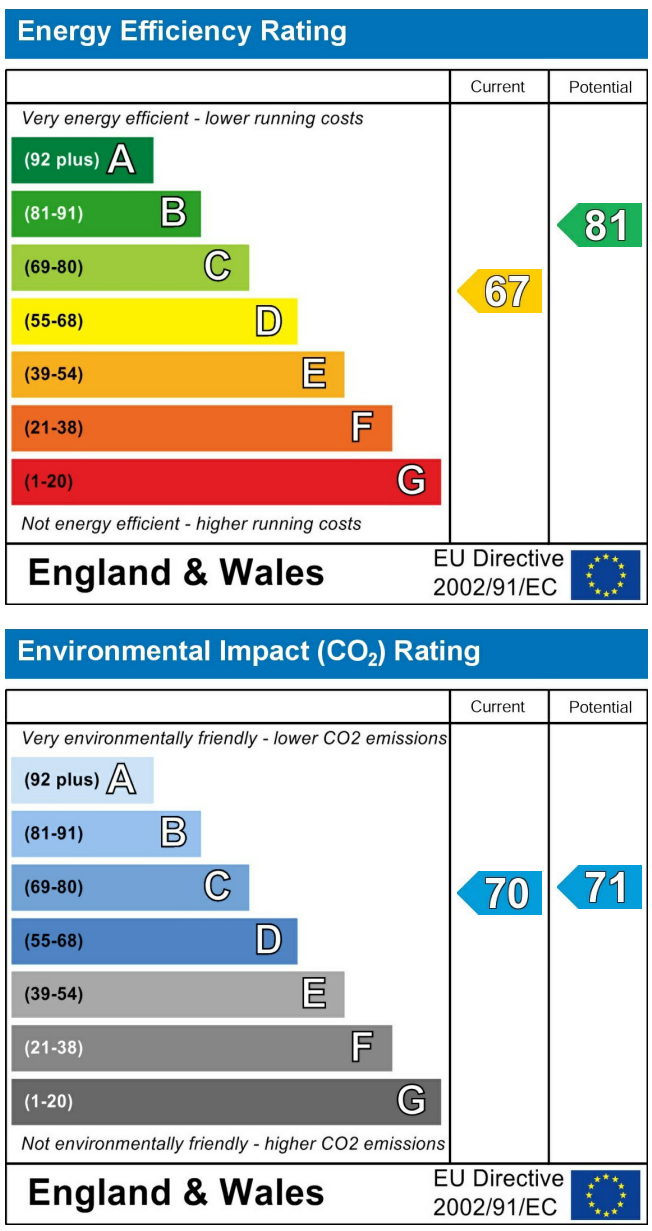
Approx. 43.8 sq. metres (471.6 sq. feet)



Total area: approx. 43.8 sq. metres (471.6 sq. feet)

Not to scale, for identification purposes only.
Plan produced for Daniels Estate Agents

Plan produced using PlanUp.



01727 836561
www.daniels.uk.net
sales@daniels.uk.net | lettings@daniels.uk.net
32 London Road, St Albans, Herts, AL1 1NG

Daniels Estate Agents







Communal Entrance
Entryphone system. Lifts to upper floors.

Entrance Hall
Coved ceiling. Airing cupboard housing hot water system. Additional storage cupboard. Electric heater. Doors to:-

Living Room
Double glazed window to rear. Coved ceiling. Entry phone system. Electric heater. Archway leading to:-

Kitchen
A modern refitted kitchen with a range of wall and base mounted units with roll top work surfaces. Inset stainless steel sink unit with drainer and tiled splashbacks. Integrated oven with extractor fan over. Space for fridge/freezer. Plumbing for washing machine. Double glazed to rear. Non slip vinyl flooring.

Bedroom
Double glazed window to rear. Coved ceiling. A range of fitted wardrobes. Electric heater.

Bathroom
Double shower enclosure. Pedestal wash hand basin. Low level WC. Electric heater. Wall mirror. Built in storage.

Communal Rooms
Large communal Lounge area hosting various social events detailed on the notice boards. Communal games room. Two communal drying rooms.

Exterior
Allocated and visitors parking. Well maintained communal gardens.

Service Charge
£836.45 quarterly to include 24 hour monitoring service and full time manager.

Lease
151 years remaining

Ground Rent
Not applicable.















