



48 Harpenden Road, St. Albans, AL3 6DE

Guide price £850,000 Freehold



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St. Albans, AL3 6DE

An attractively presented four-bedroom detached house, conveniently positioned within a sought-after residential area to the north of St Albans City Centre, and offered with the benefit of no onward chain.

The accommodation begins via the front door into a welcoming entrance hall, with stairs rising to the first floor and doors to rooms, including the spacious lounge featuring a bay window to the front.

The bright and spacious dual-aspect kitchen/breakfast room enjoys a bay window to the front, together with a rear window and door opening onto the garden. It is fitted with a high-quality range of wall and base units, integrated appliances, and solid wood worktops.

There is a further versatile reception room, ideal as a dining room or study, with double doors opening onto the rear garden. In addition, there is a useful utility room with fitted units and a convenient ground floor cloakroom/WC with built-in storage cupboard.

The first-floor landing has a built-in storage cupboard and doors to rooms, including the principal double bedroom benefiting from a stylish en suite shower room and air-conditioning. There are three further well-proportioned bedrooms, a family bathroom, and a separate WC.

Externally, pedestrian access leads to the front where there is a pleasant lawned garden. To the rear, a driveway accessed via Old Harpenden Road provides off-street parking for two cars. The delightful rear garden features a paved patio area with pergola above, together with a further decked seating area, ideal for entertaining.

Harpenden Road is a popular and convenient location, close to highly regarded schools, the City centre and the mainline station.





ACCOMMODATION

Entrance Hall

Kitchen/Breakfast Room
21'9 x 8'11 (6.63m x 2.72m)

Lounge
17'9 x 11'3 (5.41m x 3.43m)

Dining Room/Study
11'6 x 9'10 (3.51m x 3.00m)

Utility Room
8'2 x 6'1 (2.49m x 1.85m)

W.C.

FIRST FLOOR

Landing

Bedroom
14'6 x 10'0 (4.42m x 3.05m)

En-Suite

Bedroom
11'10 x 9'1 (3.61m x 2.77m)

Bedroom
9'11 x 7'7 (3.02m x 2.31m)

Bedroom
9'11 x 7'5 (3.02m x 2.26m)

Bathroom

W.C.

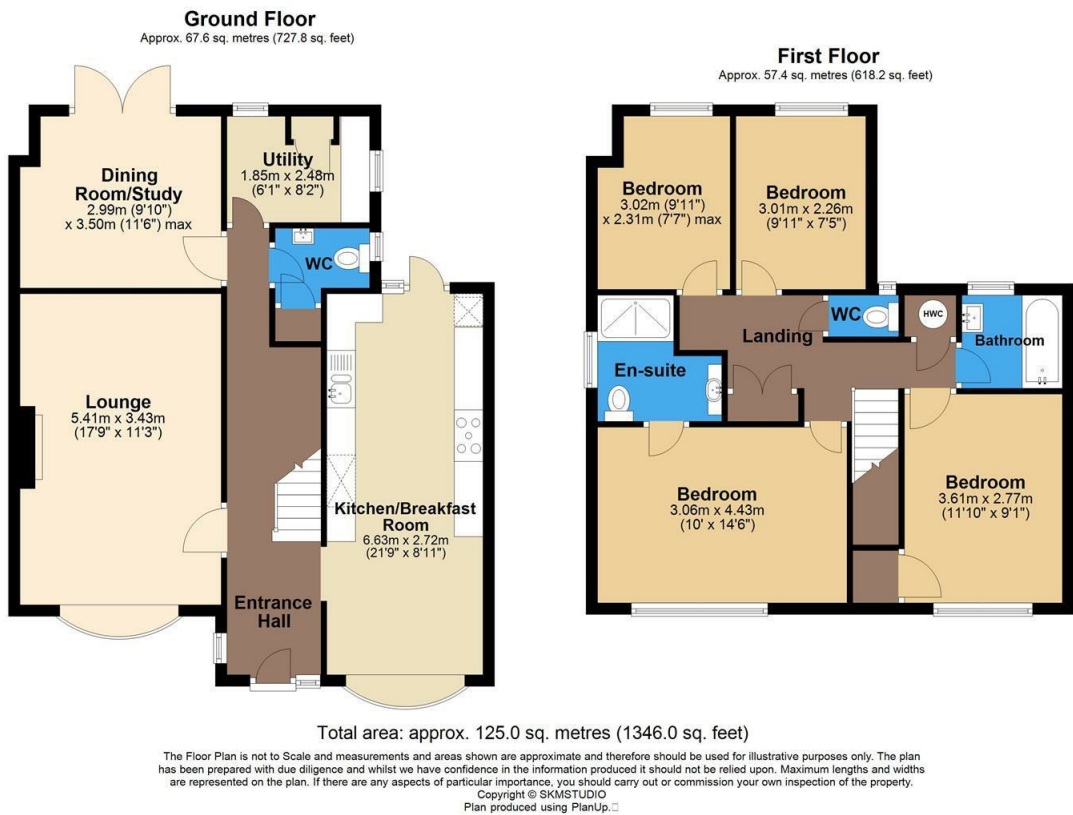
OUTSIDE

Frontage

Rear Garden



Floor Plan



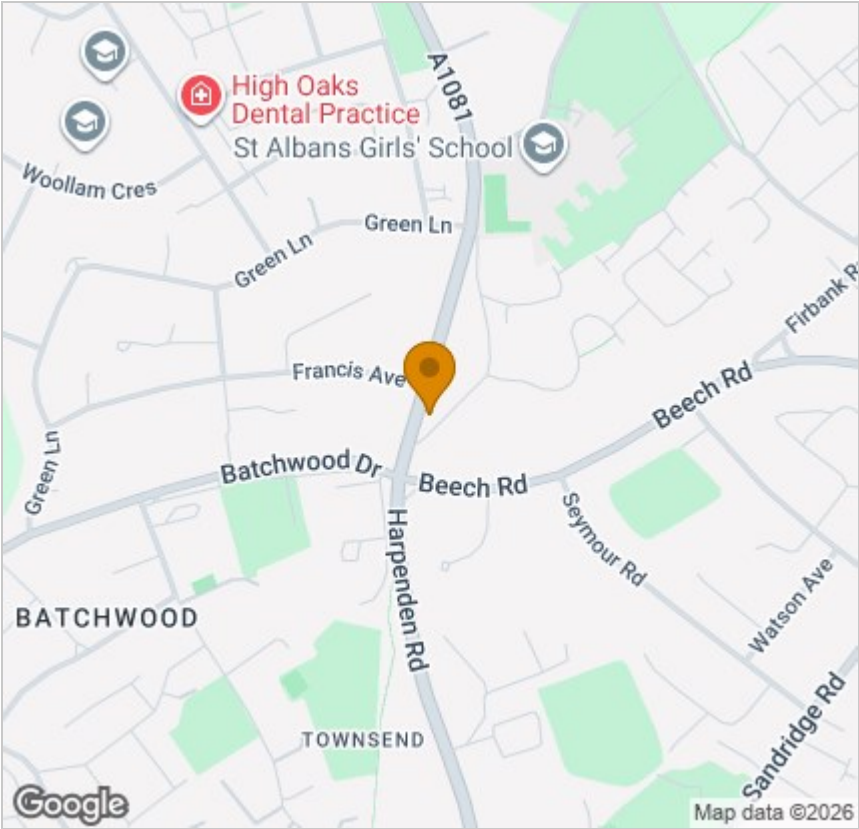
Viewing

Please contact our Office on 01727 223344 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

