



Harvest Court Harvesters, St. Albans, AL4 9QY

£275,000

Leasehold **Frost's**

A delightful two-bedroom ground floor retirement apartment close to local shops and facilities in the desirable area of Jersey Farm, St Albans.

Inside, the apartment is well-presented throughout, offering a light and airy living room, kitchen, two bedrooms, one with a door directly onto the well-tended communal gardens, and a refitted shower room. Further benefits include a range of practical features designed to ensure maximum comfort and convenience, including double glazed windows, electric heaters, and ample residents parking. The development itself boasts a range of communal facilities, including a residents' laundry room and beautifully landscaped gardens. There is also a 24-hour emergency call system, ensuring peace of mind for residents and their families.

Harvest Court offers convenient access to an array of local amenities, including shops, restaurants, and medical facilities, making it the ideal choice for those seeking a relaxed and low-maintenance retirement lifestyle.

Energy Rating D
Council Tax Band D
Freehold

- Two Bedrooms
- Ground Floor Retirement Apartment
- Light and Airy Living Room
- Kitchen
- Well-Tended Communal Gardens
- Recently Updated Shower Room
- Ample Residents Parking
- 24 hour Emergency Call System

Lease Details

Lease Length: 125 years from 1 July 1988

Service & Maintenance Charge: Approx. £224.45 per month

Ground Rent: N/A

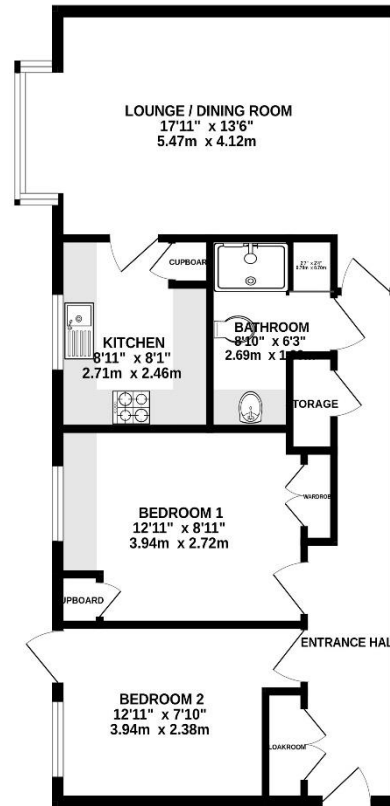
Please Note – the details provided relating to the lease including have been supplied by the vendor therefore, Frost's take no responsibility for the accuracy of the information provided as we have not seen a copy of the original lease.





A delightful two-bedroom ground floor retirement apartment close to local shops and facilities

GROUND FLOOR
683 sq.ft. (63.4 sq.m.) approx.



TOTAL FLOOR AREA : 683 sq.ft. (63.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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These particulars are a general guide only. They do not form part of any contract. Services, systems and appliances have not been tested. We may refer you to recommended providers of ancillary services such as Conveyancing, Financial Services, Insurance and Surveying. We may receive a commission payment fee or other benefit (known as a referral fee) for recommending their services. You are not under any obligation to use the services of the recommended provider. The ancillary service provider may be an associated company of Frost's Estate Agents.

To conform with the Money Laundering Regulations 2019, we are required to confirm the identity of all clients. We use the services of Lifetime Legal Ltd who will contact you directly at an agreed time to do this. There is a nominal charge of £36 including VAT per transaction payable direct to Lifetime Legal. We are unable to commence marketing before checks are complete.

