



Christchurch Close, St. Albans, Hertfordshire, AL3 5NT £425,000

Leasehold

Frost's

Nestled at the end of a cul-de-sac in the heart of the city centre this private and beautifully maintained development offers a tranquil setting whilst being just a short walk from the vibrant city centre, Verulamium Park and St Albans City Station with direct routes into central London.

This 2 bedroom apartment is located on the second floor and benefits from over 800 sq ft of well-proportioned living accommodation. The property comprises of an entrance hall with several sizable storage cupboards leading to a living room with views over the manicured communal grounds and church, a separate kitchen, re-fitted bathroom and two double bedrooms with an en-suite to the main bedroom. The apartment benefits from access to attic space at the front and rear of the property.

There is allocated parking on site and the communal grounds are a welcome source of outside space.

Energy Rating Awaiting
Council Tax Band E
Leasehold

- Two Double Bedrooms
- Second Floor Apartment
- Over 800sqft of Living Space
- Approx. Rental Figure: £1,600 PCM

Lease Details

Lease Length: Approx. 958 Years Remaining

Service & Maintenance Charge: £1500 Per Annum

Ground Rent: £0

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.





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Approximate Gross Internal Area :-
75 sq m / 807 sq ft.



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1048278)

St Albans Office 01727 861166

stalbans@frosts.co.uk

4 Chequer Street, St. Albans, AL1 3XZ

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.

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