



Victoria Street, St. Albans, Hertfordshire, AL1 3YS

Guide Price: £365,000 Leasehold

Frost's

A rare to the market two-bedroom duplex maisonette, located within the heart of the City Centre and just a short walk to the mainline train station.

With the accommodation laid out over two levels, the property comprises internally of an entrance hall, large living room with space for a dining table and a separate kitchen, whilst the first floor offers two generous bedrooms and a modern re-fitted family bathroom.

The property is further benefitted by a garage en-bloc, an extended lease and is situated just a short walk to St Albans' restaurants, shops and historic open spaces of Verulamium Park.

Energy Rating E
Council Tax Band D
Leasehold

- Two Bedroom
- Re Fitted Bathroom
- Duplex Maisonette
- Garage En Bloc
- Extended Lease
- Located in St Albans City Center

Lease Details

Lease Length: Approx 172 Years Remaining

Service & Maintenance Charge: Varies. 1 Oct 23 to 30 Sep 24 £1417.14

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 rare to the market, two-
bedroom duplex Maisonette.*

Art School Yard

Approximate Gross Internal Area = 56.1 sq m / 604 sq ft

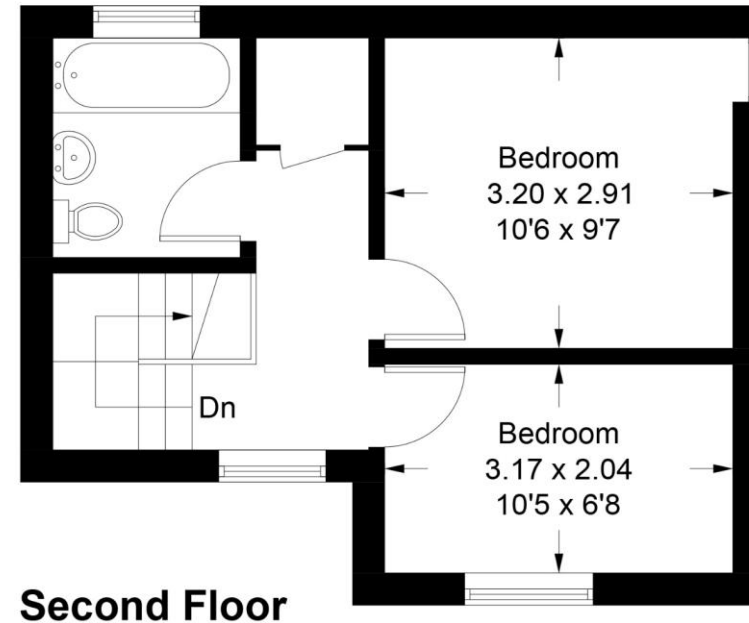
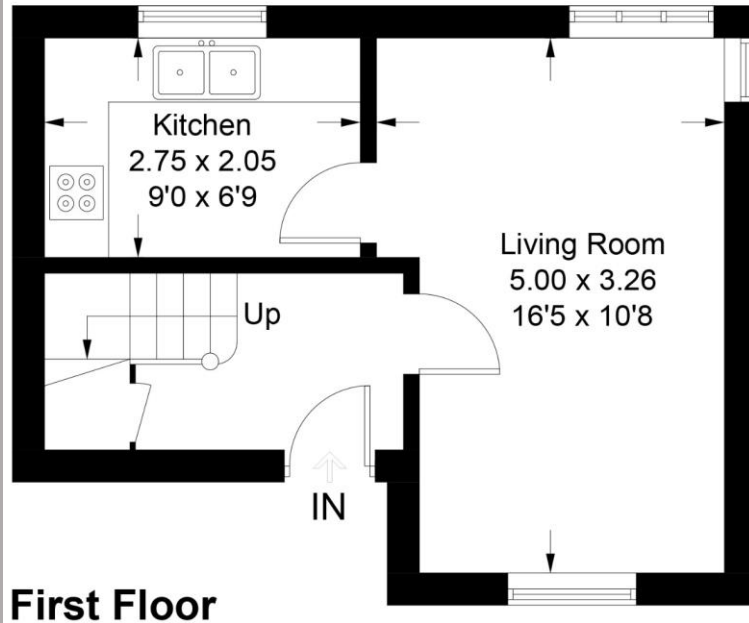


Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID1055684)

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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 £60 including VAT per transaction payable direct to Lifetime Legal. We are unable to commence marketing before checks are complete.

