



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

Guide Price: £485,000

Leasehold

Frost's

Offered for sale with no onward chain is this two double bedroom first floor apartment with luxurious living accommodation designed with modern lifestyles in mind.

Situated within the heart of vibrant St Albans city centre and only a short walk to the mainline station.

The property has been finished to an exceptional standard throughout boasting a fabulous open plan living/dining area, beautiful, fitted kitchen, large primary bedroom with en suite shower room, a further double bedroom with fitted wardrobes and contemporary main bathroom.

Further benefits include an allocated parking space accessed via Alexandra Road.

Energy Rating B
Council Tax Band D
Leasehold

- First Floor Apartment
- Two Double Bedroom
- Family Bathroom
- No Onward Chain
- Close Proximity to St Albans Town Center
- Open Plan Kitchen and Living Area
- En Suite Shower Room to Main Bedroom
- Allocated Parking Space via Alexandra Road

Lease Details

Lease Length: Approx. 994 Years Remaining

Service & Maintenance Charge: Approx. £584 Per Annum

Ground Rent: Approx. £225 Per Annum

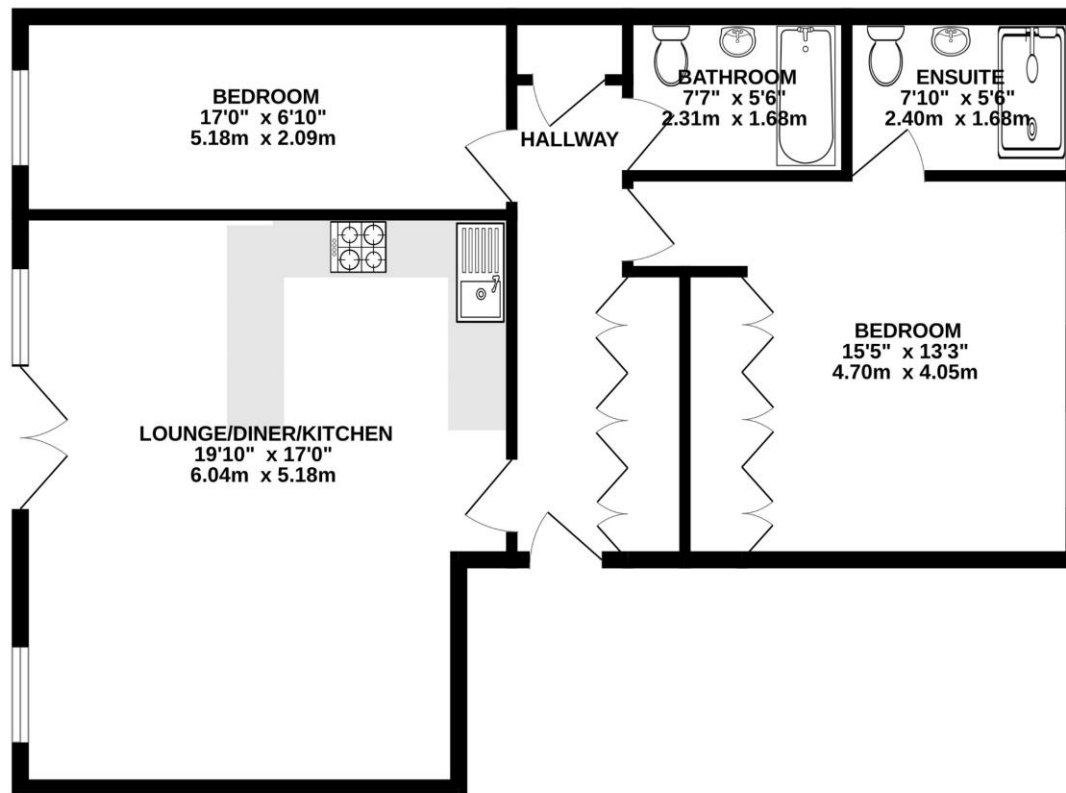
Please Note – the details provided relating to the lease including have been supplied by the vendor therefore, Frost's take no responsibility for the accuracy of the information provided as we have not seen a copy of the original lease.





Chain Free

GROUND FLOOR
804 sq.ft. (74.7 sq.m.) approx.



TOTAL FLOOR AREA: 804 sq.ft. (74.7 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 error, 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. Other important information which you will need to know about this property can be found at frosts.co.uk. 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 £60 including VAT per transaction payable direct to Lifetime Legal. We are unable to commence marketing before checks are complete.

