



**BRADFORD
& HOWLEY**
HARPENDEN | MARSHALSWICK | ST ALBANS

Bishops Garth, St. Albans, AL4 9AZ
Guide Price £685,000

Close to Sandringham, Wheatfields Infants', and Junior Schools in a quiet CUL-DE-SAC location. Located in a sought-after residential area, close to Sandringham School is this charming semi-detached house which boasts three well-proportioned bedrooms and three reception areas, ideal for families or professionals seeking a comfortable living space.

The property is characterised by its bright and modern interiors, offering a welcoming atmosphere throughout. The landscaped garden provides a peaceful outdoor retreat, perfect for relaxing or entertaining guests, whilst off-street parking for several vehicles adds convenience.

The property is situated in a quiet cul-de-sac neighbourhood, yet close to local amenities and excellent transport links, making it a convenient choice for those looking for a well-connected location.

Client Comment:

"We have loved living in the friendly and welcoming cosmopolitan community that is Bishops Garth for 30+ years. Local schools are within easy walking distance as are shops in The Quadrant, including a great coffee shop come wine bar. Countryside walks and Heartwood Forest are also easily accessible."

Tenure: Freehold
Council Tax Band: E
EPC Rating: C



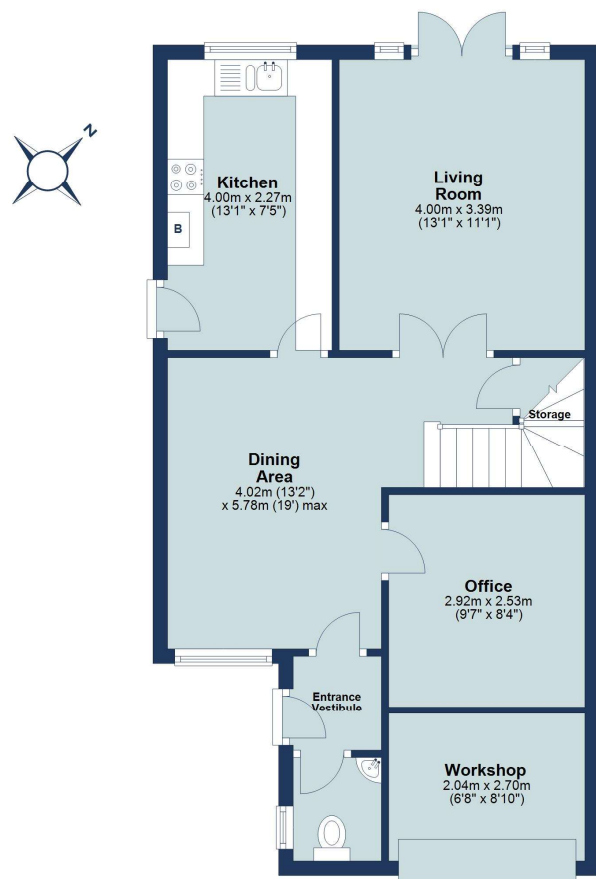






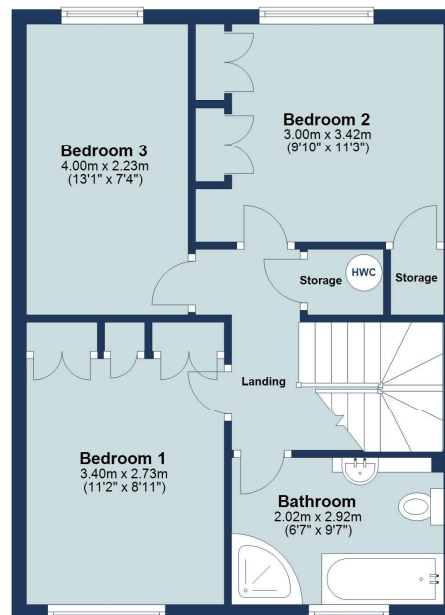
Ground Floor

Approx. 58.5 sq. metres (629.5 sq. feet)



First Floor

Approx. 46.0 sq. metres (494.8 sq. feet)



Total area: approx. 104.4 sq. metres (1124.3 sq. feet)

Floor plan is for marketing purposes only and is to be used as a guide.
Plan produced using PlanUp.

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