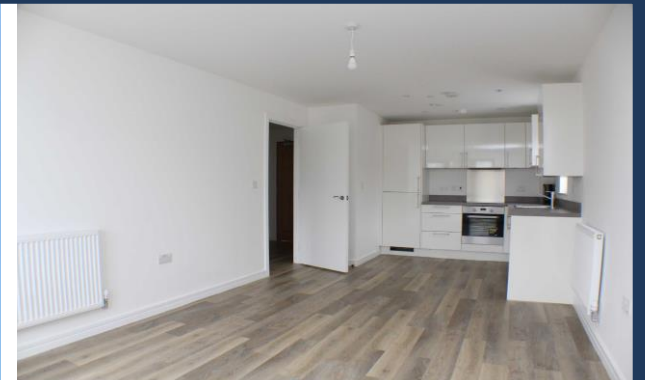




**BRADFORD
& HOWLEY**
HARPENDEN | MARSHALSWICK | ST ALBANS

King House, Victoria Street, AL1 3ER
£1,375 Per Month

Available 1st February 2025

Enjoy living in this bright and airy one double bedroom, top floor apartment with a contemporary interior. There is an impressive open plan kitchen / living space with a fitted kitchen and integrated appliances.

The double bedroom has fitted wardrobes and there is also a luxury bathroom. Accessed from the entrance hall is a useful utility cupboard with a washing machine. There is allocated parking for one car and a secure bike store.

King House is within the heart of central St Albans within walking distance of the mainline station and the city centre, with its wide variety of shops and leisure facilities.

Council Tax Band: C

EPC Rating: B

Holding Deposit: £317.30

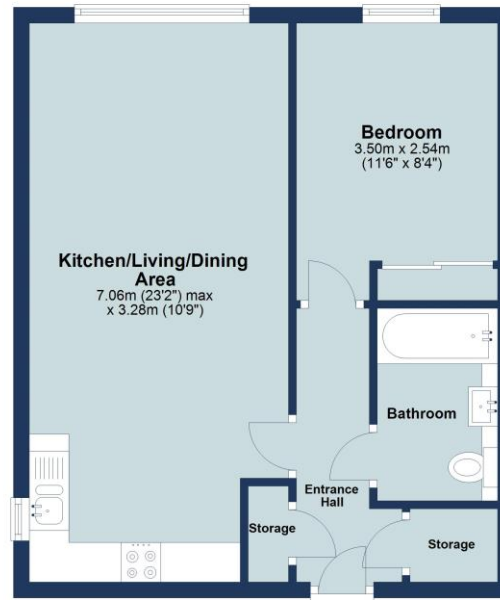
Security Deposit: £1,586.54

TENANT GUIDELINES:

If you would like to rent this property we require our reservation form, ID, holding deposit form and one weeks rent as a holding deposit, which will contribute to your first month's rent. If you require further information, please call the lettings team or visit our website bradfordandhowley.com

Third Floor

Approx. 41.8 sq. metres (449.6 sq. feet)



Total area: approx. 41.8 sq. metres (449.6 sq. feet)

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

IMPORTANT NOTICE: These particulars are for guidance only. Whilst every effort has been made to ensure the accuracy of the descriptions, plans, and measurements, these are not guaranteed, and they do not form part of any contract or tenancy. We have not tested any of the services, equipment, or fittings. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. Interested parties should satisfy themselves as to the conditions of any such items considered material to their prospective purchase or tenancy and may wish to consult an independent advisor. It should not be assumed that any of the articles depicted in these particulars are included in the purchase or tenancy. You may download, store, and use the material for your personal use. You may not republish the material in any format without the consent of Bradford & Howley.

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