



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

Watford Road, St. Albans, AL2 3HG
Asking Price £850,000

Offering over 1,850 sq. Ft of versatile accommodation across THREE FLOORS, this beautifully presented FIVE-BEDROOM SEMI-DETACHED home is perfectly suited for modern family living.

Set in a prime position within sought-after Chiswell Green, the property enjoys spacious interiors, a generous garden, and excellent connectivity to amenities and transport links.

As you enter, you are welcomed by a bright entrance hall leading through double doors into an impressive dual aspect living/dining room.

This expansive space benefits from a skylight and ample room for both seating and dining, with double doors opening out onto the rear garden ideal for entertaining or family time.

To the rear of the home, a large open-plan kitchen/breakfast also enjoys direct access to the garden, creating a sociable and functional hub at the heart of the home. A separate utility room with access into the garage and a convenient downstairs WC complete the ground floor.

The first floor offers four well-proportioned bedrooms, and a family bathroom.

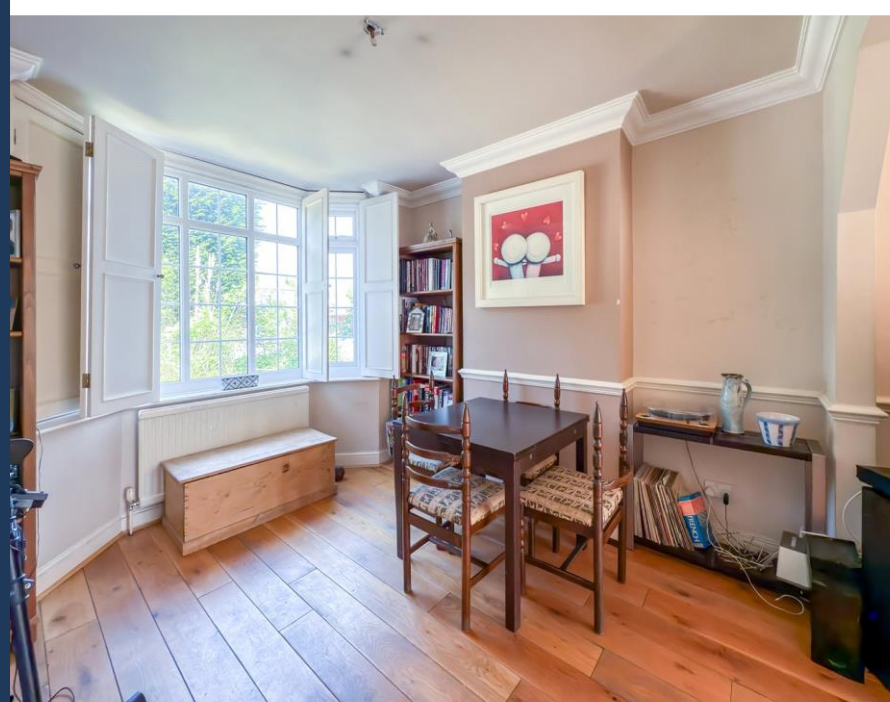
A staircase leads to the second floor, where you will find a further bedroom and an en-suite shower room providing a private retreat perfect for guests, a teen suite, or a work-from-home haven.

Outside, the rear garden is generous in size, with a patio area, mature planting, and ample space for outdoor living. To the front, the property boasts driveway parking and access to an integral garage.

Situated in the heart of Chiswell Green, this home is just moments from a range of local amenities including the Co-Op, the popular Three Hammers Pub, an independent pizzeria, and the green open spaces of Greenwood Park.

The location also offers excellent access to well-regarded schools, the M1 and M25 motorways, and nearby rail connections into central London, making it an ideal choice for commuters and families alike.

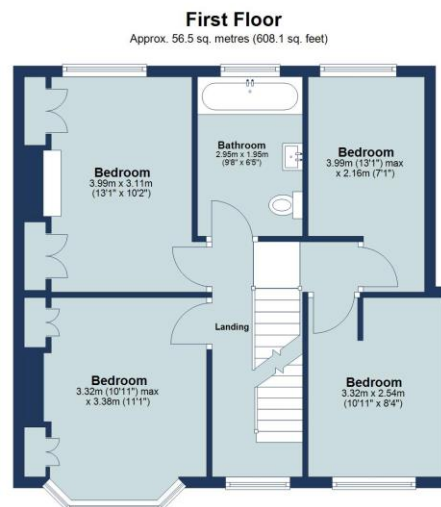
Tenure: Freehold
Council Tax Band: E
EPC Rating: D











Total area: approx. 173.0 sq. metres (1862.5 sq. feet)

Floor plan is for marketing purposes only and is to be used as a guide.
Eaves not included in the total floor area.
Plan produced using PlanUp.

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