



4 bedrooms



3 bathrooms



4 receptions



Private Garden



Garage & Parking



EPC Band D

Freehold

Council Tax Band:
F £3,396.05 (2025/26)

Local Authority:
St Albans District Council



Spacious detached family home with large secluded garden, conveniently located near the village centre.

Description

This well-presented detached family home is in a popular location near open countryside and Wheathampstead village centre. The first floor features a large landing/study area, four excellent-sized bedrooms with the Principal boasting an en-suite shower room and built-in wardrobes, a further family bathroom and downstairs shower room. The ground floor includes four receptions: a frontal aspect family room and study, a large open-plan lounge/dining room with a built-in electric fire and French doors to the rear garden. The fully fitted kitchen/breakfast room has engineered Oak wood flooring, an array of storage cupboards, roll-top work surfaces with an electric hob and extractor fan, a built-in electric oven, and space for a dishwasher. It leads to a utility room with a butler sink, space for a fridge/freezer, and washing machine plumbing. Outside, the landscaped Westerly aspect gardens have a large timber decked sun terrace, lawn, flower and shrub borders, and a timber-built workshop with power and light.

Location

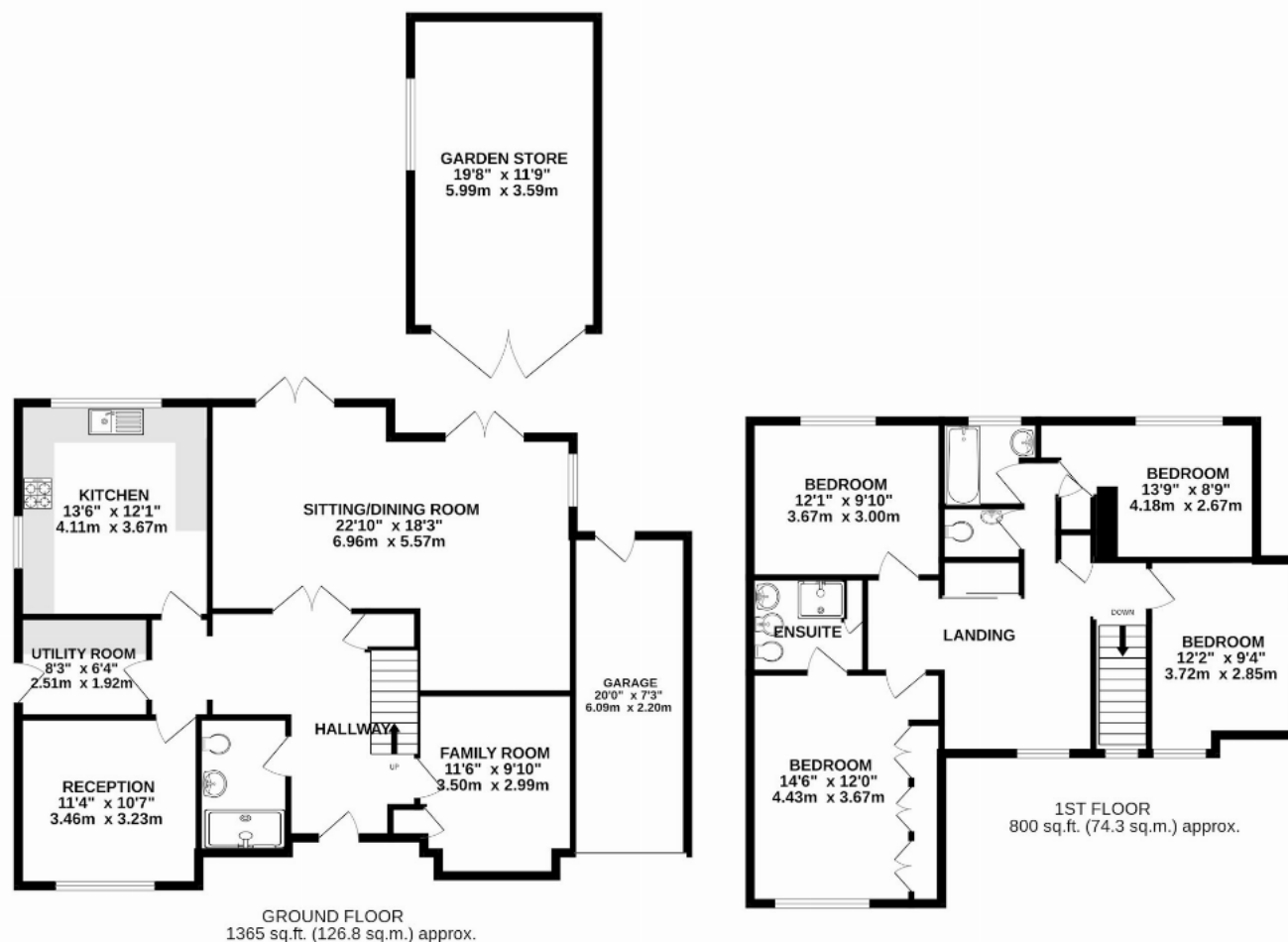
Wick Avenue in Wheathampstead boasts charming homes on private plots, ideal for families. Close to shops, pubs, and Nomansland Common. Just 3 miles to Hemstead and 5 to St Albans. Nearby schools include St Helen's

Assured move This property is sold with the benefit of Assured Move from Ashtons Assured Move has been designed specifically to speed up property transactions, reduce stress and create more certainty for both buyers and sellers. With Assured Move the timeframe from sale agreed to exchange of contracts can potentially be halved as the legal work is undertaken in advance of the sale. Upon acceptance of your offer, you will be requested to make a non-refundable payment of £395 plus VAT for the legal pack. The pre-approved legal pack issued to the buyer's solicitor includes Assured move This property is sold with the benefit of Assured Move from Ashtons Assured Move has been designed specifically to speed up property transactions, reduce stress and create more certainty for both buyers and sellers. With Assured Move the timeframe from sale agreed to exchange of contracts can potentially be halved as the legal work is undertaken in advance of the sale. Upon acceptance of your offer, you will be requested to make a non-refundable payment of £395 plus VAT for the legal pack. The pre-approved legal pack issued to the buyer's solicitor includes: Land Registry Title Document - Land Registry Title Plan - Pre-prepared Sale Contract - Property Information Form (TA6) - Fittings and Contents Form (TA10) - Personal Search The pack also contains an exclusivity agreement granting the buyer a pre-agreed period of exclusivity to buy the property and preventing the seller from selling to anyone else. The payment does not form part of the purchase price, and a copy of the Reservation and Exclusivity Agreement is available upon request from Ashtons. You are advised to take legal advice before entering into the Agreement.









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