



5 Bedrooms



2 Bathrooms



2 Receptions



Private Garden



Off Street



EPC Band C

Council Tax Band:

F £3,383.72 (2025-2026)

Local Authority:

St Albans District Council



Immaculate 5-bed, 2,000 sq.ft semi on prime Harpenden road with open-plan living, landscaped garden & off-street parking.

#### Description

This beautifully presented semi-detached family home spans just under 2,000 sq.ft with balanced accommodation across three thoughtfully designed floors. Located on one of Harpenden's sought-after residential roads, it offers five double bedrooms, generous living space, off-street parking, and a meticulously landscaped private rear garden. Close to top local schools, the amenities of Southdown and Harpenden town centre, and open countryside. The property has been skillfully extended to create bright, stylish, and functional living space for modern family life. The ground floor features a welcoming entrance hall, a spacious living room, and a stunning open-plan kitchen, dining, and family room that opens onto the garden. A utility room and cloakroom add practicality. The upper floors provide versatile bedrooms ideal for family use, guests, or home working. The top-floor bedroom is a peaceful retreat with good ceiling height and eaves storage. Externally, the landscaped rear garden offers patio areas, an artificial lawn with a built-in trampoline, and a generous shed. The front has a hard-standing driveway for off-street parking.

#### Location

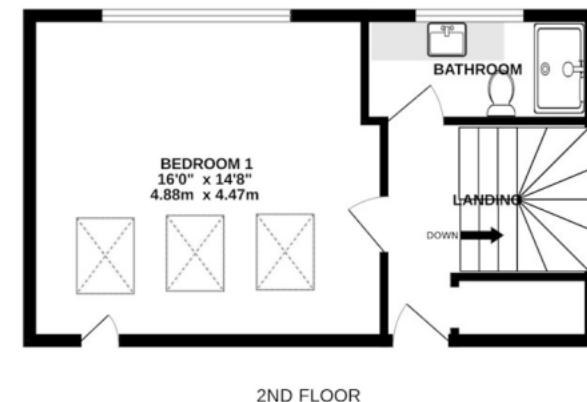
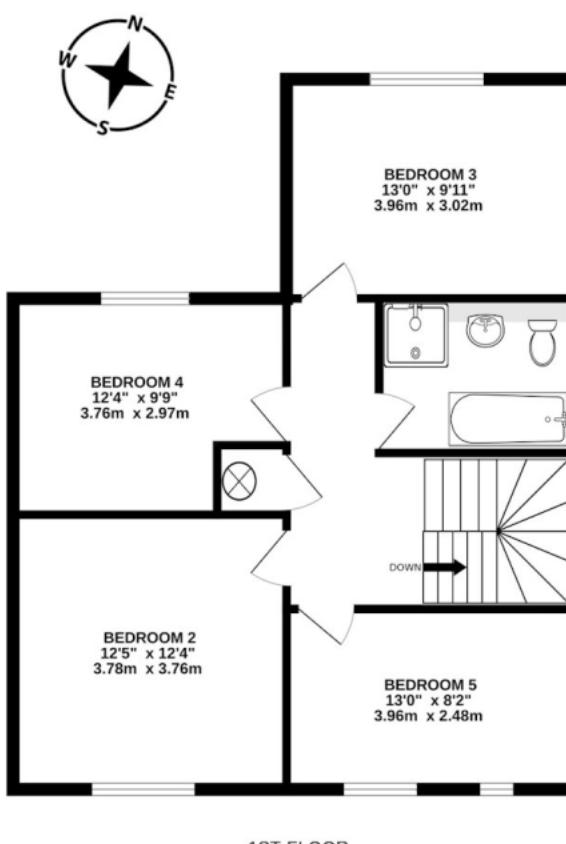
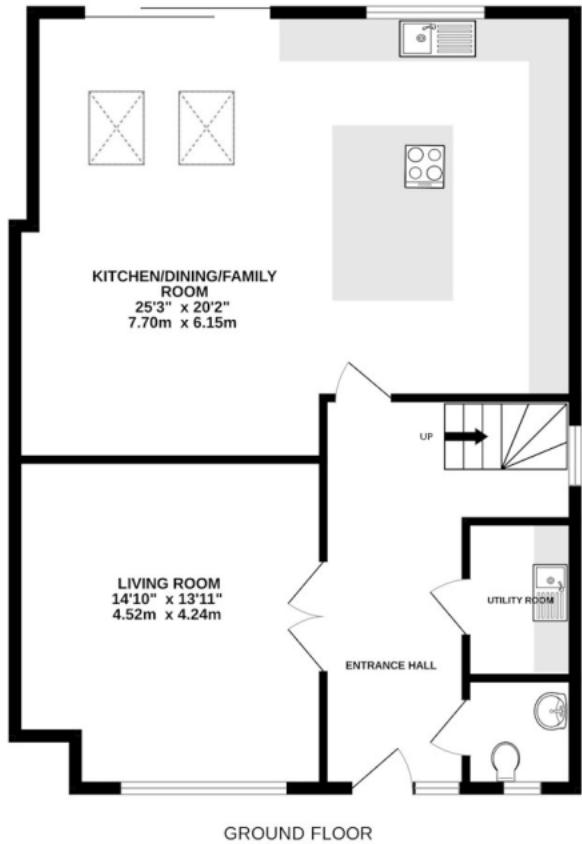
Set in a peaceful South Harpenden location, Grove Avenue is home to a collection of attractive properties on large, private plots. This sought-after setting is ideal for families, with the highly regarded Grove School just a short walk away.

Buyers Information: - In compliance with the UK's Anti Money Laundering (AML) regulations, we are required to confirm the identity of all prospective buyers at the point of an offer being accepted and use a third party, Identity Verification System to do so. There is a nominal charge of £48 (per person) including VAT for this service. For more information, please refer to the terms and conditions section of our website.









TOTAL FLOOR AREA : 1951sq.ft. (181.3 sq.m.) approx.

This floorplan is for illustration purposes only. The measurements and position of each element are approximate and must be viewed as such.

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