


 3 Bedrooms

 2 Bathrooms

 2 Receptions

 Private Garden

 Driveway

 EPC Band C



Freehold

Council Tax Band:  
F £3,550.70 (2026/2027)

Local Authority:  
St Albans District Council

  
for life's great moves

Harpenden Rise, Harpenden, Hertfordshire, AL5 3BH  
Guide price of £850,000

Three bedroom family home near Roundwood School, beautifully presented.

### Description

This delightful semi-detached family home is situated in a highly sought-after cul-de-sac, close to local shopping and excellent schools. Spanning two floors and in good condition throughout, the spacious accommodation includes three well-sized bedrooms, an en-suite, and a family bathroom on the first floor. Downstairs features a converted garage forming a large family room, a separate rear-facing living room with patio doors to the garden, a downstairs cloakroom, and a fully fitted kitchen. Outside, the private rear garden boasts a raised entertaining patio, steps leading down to a lawned area with stocked flower and shrub borders, and an additional sun-trap BBQ area at the back.

### Location

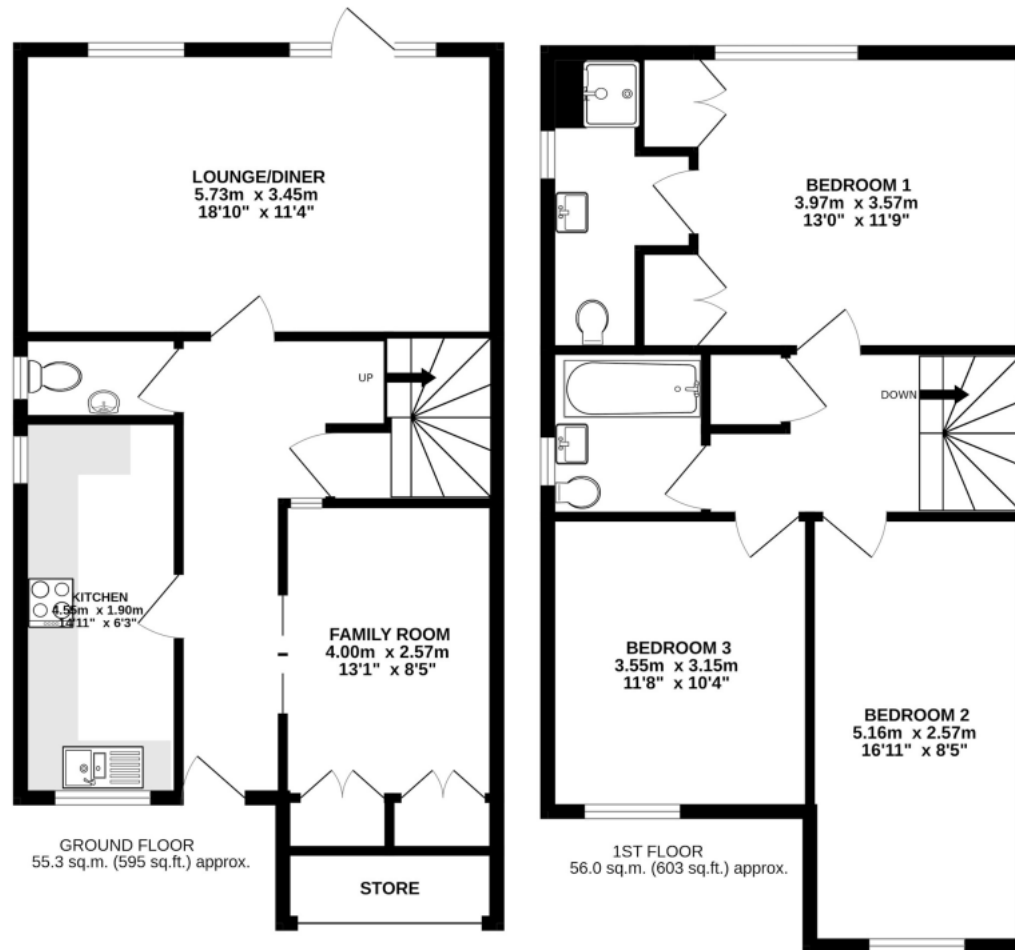
Harpenden Rise enjoys a peaceful and attractive setting, near to the popular Nicky Line nature walk and close to the vibrant heart of Harpenden Town Centre, where you'll find a delightful selection of shops, cafés, pubs and restaurants



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 : 111.3 sq.m. (1198 sq.ft.) 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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