







-  4 Bedrooms
-  2 Bathrooms
-  2 Receptions
-  West-Facing
-  On-Street Parking
-  EPC Band D

Freehold

Council Tax Band:
E £2,758.72 (2025/2026)

Local Authority:
St Albans City & District Council



Beautifully presented 4-bedroom home in Bernards Heath, St Albans. This extended character property blends period charm with contemporary living, in a tranquil cul-de-sac location.

Description

The welcoming entrance hall leads to a delightful sitting room featuring a character fireplace and large bay window. At the heart of the home is an impressive open-plan family area seamlessly connecting to the kitchen and dining room. The stylish kitchen boasts contemporary integrated appliances, including a Quooker tap, Neff ovens and Velux Electric Skylights, with storage units and access to the private west-facing rear garden, perfect for al fresco dining and relaxation. On the first floor, a generous principal bedroom with fitted wardrobes is accompanied by two additional well-proportioned bedrooms and two bathrooms. The second floor offers an additional double bedroom with large Velux windows, flooding the space in natural light, and a useful en-suite cloakroom. Externally, the beautifully landscaped west-facing garden provides a peaceful retreat with mature planting, a lawned area, and a patio space, creating an ideal setting for outdoor entertaining. This charming home perfectly balances character features with modern comforts, making it an ideal choice for families and professionals alike.

Location

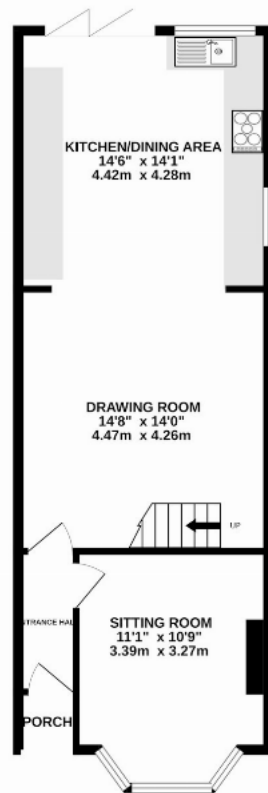
Warwick Road, a popular cul-de-sac, is near St Albans city centre amenities and the mainline station. Highly regarded schools and Bernards Heath's open space are also nearby.



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.



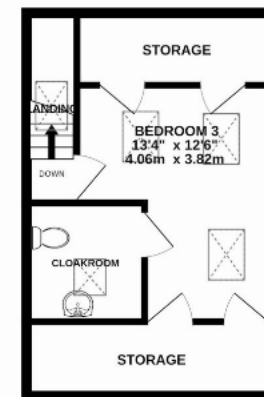




GROUND FLOOR
566 sq.ft. (52.6 sq.m.) approx.



1ST FLOOR
543 sq.ft. (50.5 sq.m.) approx.



2ND FLOOR
312 sq.ft. (29.0 sq.m.) approx.

TOTAL FLOOR AREA: 1426 sq.ft. (132.5 sq.m.) approx.

This floor plan is for illustrative purposes only. The measurement and position of each element is approximate and must be viewed as such

Important Information These particulars do not constitute an offer or contract in whole or part. The statements contained herein are made without responsibility on the part of Ashtons or the vendors and they cannot be relied upon as representatives of fact. In respect of floor plans, these are for illustrative purposes only. The measurement and position of each element is approximate and must be viewed as such. Intending purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. The vendors do not make or give, and neither Ashtons nor any person in their employment has any authority to make or give, any representation or warranty whatsoever in relation to this property. We offer a wide range of services through third party providers including solicitors, surveyors, removal firms, mortgage providers and EPC suppliers. We receive additional payments for administering suppliers quoting software and making referrals. You are not under any obligations to use these services and it is your discretion whether you choose to deal with these parties or your own preferred supplier. You should be aware the average payment we received in 2024 equated to £29.76 per referral.