



2 bedrooms



2 bathrooms



1 reception



Communal



Allocated Parking



EPC Band C

Leasehold

Council Tax Band:
D £2,354.88 (25/26)

Local Authority:
St Albans District Council



Beautiful penthouse in an exclusive gated development. No onward chain, excellent condition, with two allocated parking spaces.

Description

Forming part of a beautiful period building, this lovely apartment is refurbished to a high standard throughout and is accessed through an attractive communal lobby with stairs up to the second floor. The front door opens into a bright entrance hall with double doors leading into a stunning open plan kitchen/reception room. There's ample space for living and dining furniture, and the recently installed kitchen is well designed, with high specification appliances, plenty of storage and a useful breakfast bar. The apartment has two bedrooms, both accommodating a double bed. The principal room is especially large, with fitted storage and an en-suite wet room. There's also a separate newly installed bathroom, with stylish patterned floor tiles and a rooflight bringing in plenty of natural light. The property forms part of a gated development and has two allocated parking spaces to the front.

Location

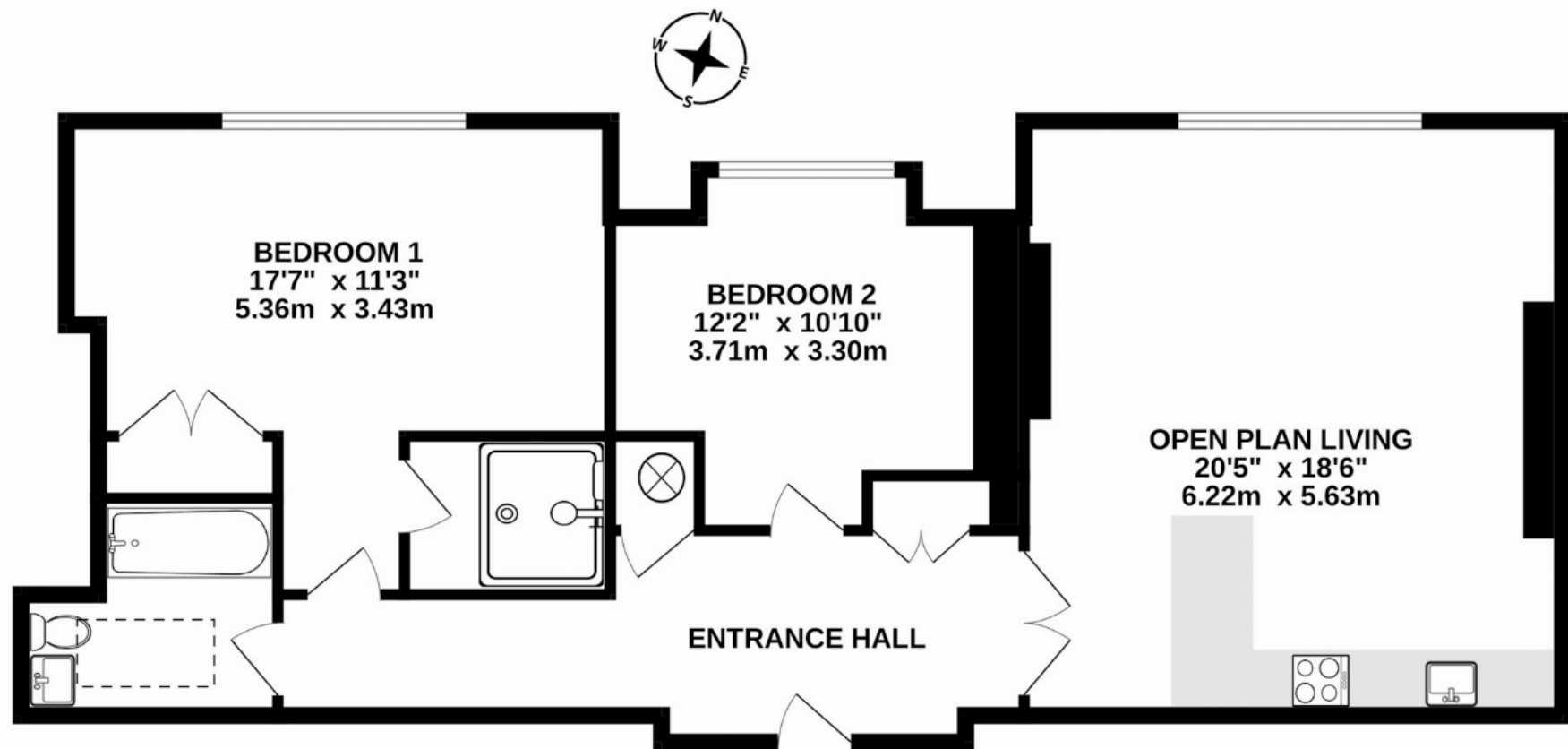
Boyes Crescent is a quiet, gated community in Napsbury Park. It's conveniently close to motorway networks and the shopping and leisure facilities of St Albans and Radlett, both with mainline stations to central London.

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 : 1033 sq.ft. (96.0 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.

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.