






-  4 Bedrooms
-  2 Bathrooms
-  3 Receptions
-  South-West
-  Garage & Driveway

Freehold

Service Charge:
£180.00 per annum

Council Tax Band:
F £3,608.87 (2026/2027)

Local Authority:
St Albans City & District Council



A stunning four-bedroom detached home in a private turning in Colney Heath.

Description

Situated in the desirable setting of Coopers Gate, Colney Heath, this spacious four-bedroom family home offers flexible accommodation and potential for modern living. The ground floor boasts an extended living room, filled with natural light, perfect for everyday living and entertaining. The open-plan kitchen/dining room features ample storage and work surface space, with a utility room offering further storage and side access. A separate office is ideal for home working, while the entrance hall and ground floor WC add functionality. Upstairs, four well-proportioned bedrooms surround a central landing, with a family bathroom and en-suite to the principal bedroom. Externally, a detached double garage provides storage or parking, with additional off-street parking at the front. The rear garden is a private space for relaxing, entertaining, or family enjoyment. This attractive home combines space, practicality, and a sought-after location, perfect for growing families seeking long-term comfort and convenience.

Location

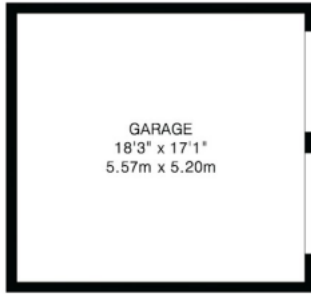
Located in the popular residential area of Colney Heath, Coopers Gate offers a peaceful village setting while remaining conveniently connected. Colney Heath provides a range of local amenities including shops, schools, and pubs.



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.



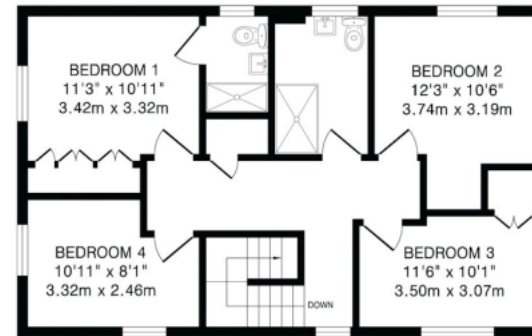




Garage
312 sq.ft.(28.9 sq.m)approx.



Ground Floor
841 sq.ft.(78.1 sq.m)approx.



First Floor
640 sq.ft.(59.4 sq.m)approx.

TOTAL FLOOR AREA: 1793 sq.ft.(166.4 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.