

- 3 Bedrooms
- 1 Bathroom
- 0 Receptions
- South-Facing
- Garage & Driveway
- EPC Band D

Freehold

Council Tax Band:
F £3,550.98 (2026/2027)

Local Authority:
St Albans City & District Council

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Branch Road, Park Street, St Albans, AL2 2LU

Guide price of £680,000

Detached 3-bedroom Victorian home, over 1,400 Sq Ft, in Park Street Conservation area. Well-presented throughout.

Description

Tucked away in a peaceful cul-de-sac in the heart of sought-after Park Street, this charming Victorian detached home offers over 1,400 sq ft of versatile accommodation, including three double bedrooms, a private garden, garage, and off-street parking. Blending character and practicality, the generous living space is ideal for modern family life. The entrance hall leads to a bright dual-aspect lounge and dining room, perfect for entertaining, with a feature fireplace. A separate snug offers views of the garden, serving as a flexible additional reception area. The rear-positioned kitchen is complemented by a downstairs WC and utility area. Upstairs, you'll find three generous double bedrooms, including a superb principal bedroom with fitted wardrobes, served by a spacious bathroom. The south-facing, 60ft garden features a paved terrace for summer dining, a lawned area, and established planting. Off-street parking and an integral garage add practicality. Properties like this rarely become available; early viewing is advised.

Location

Branch Road is a sought-after cul-de-sac in Park Street, close to shops, schools, and Park Street Station. St Albans' amenities are nearby. Ideal for commuters, with excellent rail and road links.

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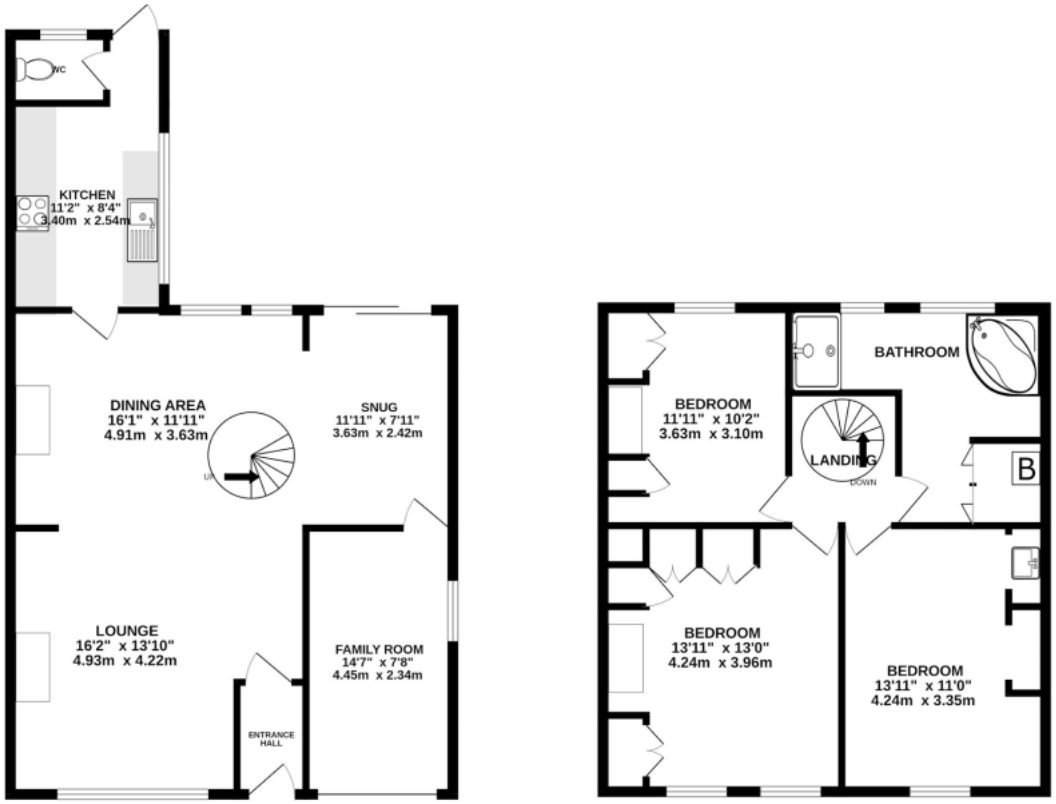

GROUND FLOOR
760 sq.ft. (70.6 sq.m.) approx.

1ST FLOOR
650 sq.ft. (60.4 sq.m.) approx.

TOTAL FLOOR AREA : 1410 sq.ft. (131.0 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

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