

-  4 Bedrooms
-  2 Bathrooms
-  2 Receptions
-  South-West
-  Garage & Driveway
-  EPC Band E

Freehold

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

Local Authority:
St Albans City & District Council



Situated in a tranquil, welcoming cul-de-sac off Colindale Avenue.

Description

This wonderful four-bedroom, two-bathroom home is perfectly situated for families and commuters, offering a quiet, city centre position under a mile from the mainline station, with fast links to London (21 mins to St Pancras) and close to top schools. The enclosed entrance porch opens to a bright hallway with a handy under-stairs cupboard. The front reception room features a cosy cast-iron fireplace and wooden flooring, while the rear reception room, ideal for family gatherings, has patio doors to the garden. The modern kitchen includes integrated appliances and a side door to the garden. Upstairs boasts four spacious bedrooms; the master with an en-suite, and a stylish bathroom for the others. The dual-aspect garden includes a decked terrace and lawn, perfect for children and gardening. Benefits include driveway parking and a garage. Note: Photos taken before current tenancy.

Location

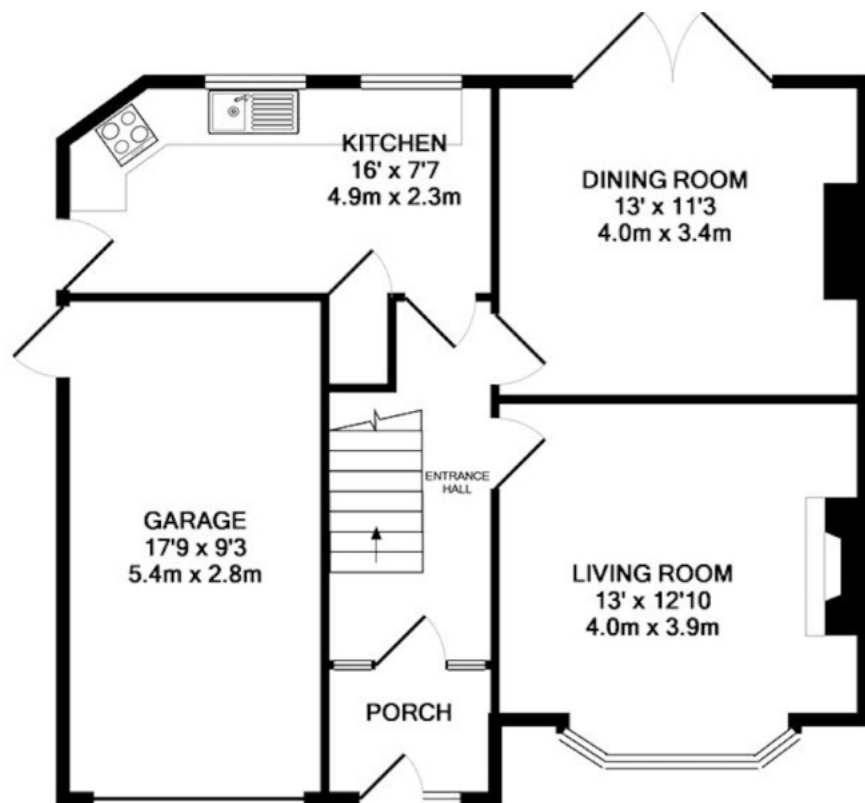
This four-bedroom home is minutes from the mainline station and City centre, and close to local schools rated "Outstanding" by OFSTED. The vibrant, historic City centre offers a variety of shops, restaurants, and traditional pubs.



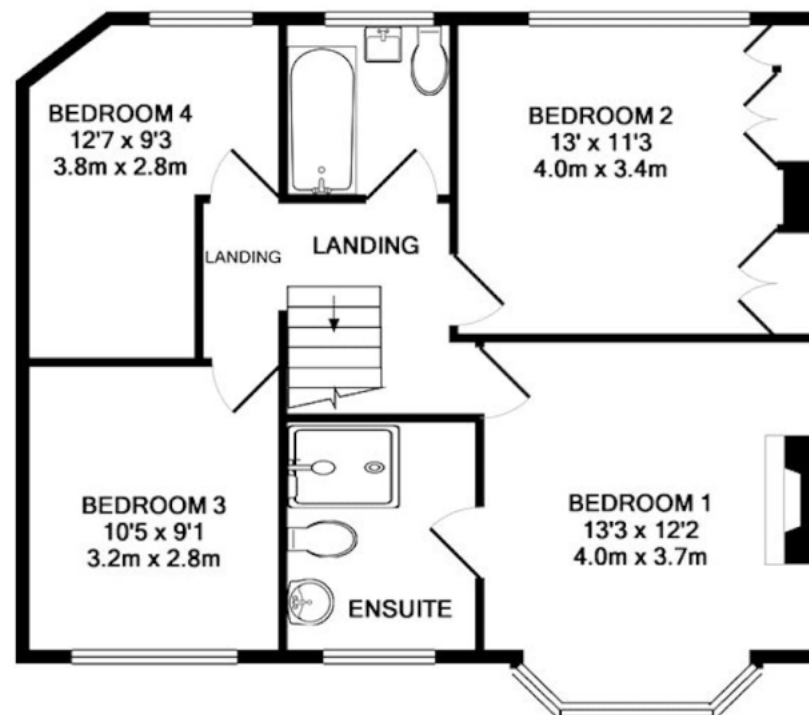
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GROUND FLOOR
APPROX. FLOOR
AREA 682 SQ.FT.
(63.3 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 644 SQ.FT.
(59.9 SQ.M.)

TOTAL APPROX. FLOOR AREA 1326 SQ.FT. (123.2 SQ.M.)
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